

# HS

HOMES & ESTATES



LUXURY LIVING WORLDWIDE | SPRING/SUMMER 2013



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ARCHITECT TO THE STARS

KELLY WEARSTLER  
HIGH STYLE GLAMOUR

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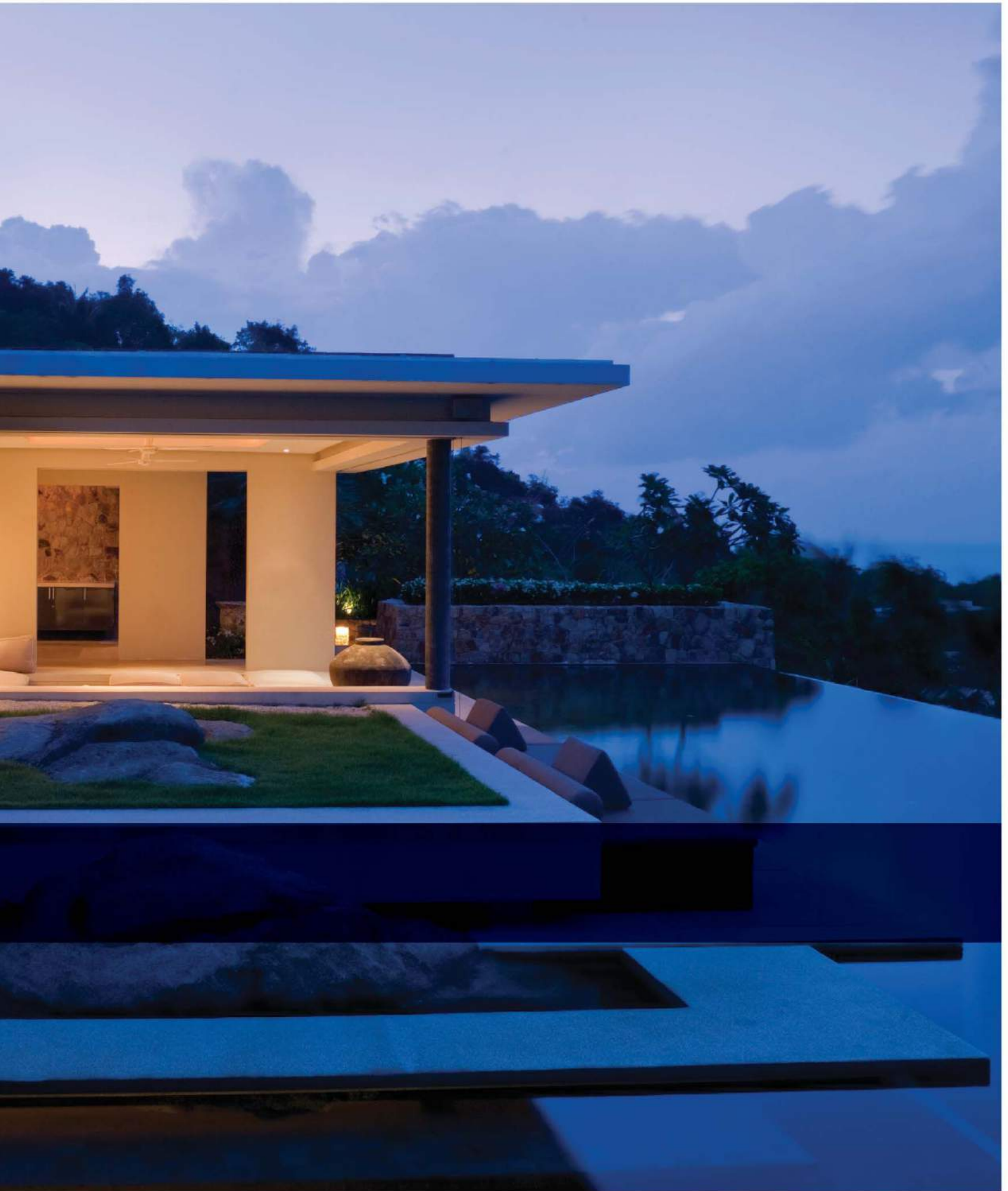
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San Francisco, California  
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Price upon request

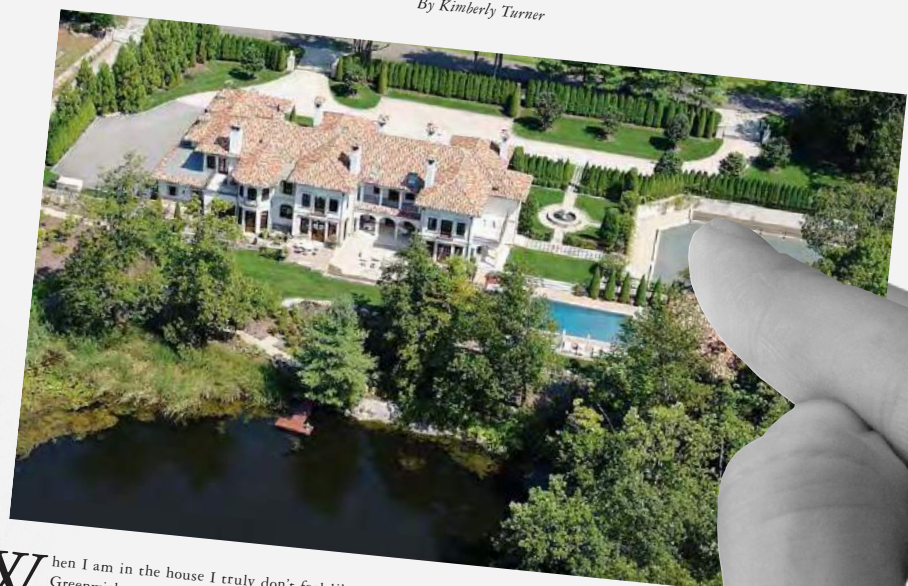
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GREENWICH, CONNECTICUT

# THE *Soul of Italy*

Materials were imported from Europe  
to build this new Greenwich, Conn., estate.

*By Kimberly Turner*



“When I am in the house I truly don’t feel like I am in Greenwich anymore,” says the owner of this stunning Greenwich, Conn., property, which transports residents and visitors to an Italian and European escape. Beautiful mahogany doors and windows, ornamental railing, Venetian plaster and gorgeous outdoor spaces (such as the Italian-style loggias) demonstrate only a small amount of the Italian and European detail that the homeowners incorporated in this newly built cul-de-sac residence, listed for \$26.08 million by Tamar Lurie of Coldwell Banker Residential Brokerage.

Influenced by Italian-American architect Rosario Candela, the homeowners spent a lot of time in the 3-year construction/design

process working on the layout. With Venetian plaster, the home, most of the corners of the rooms are more in European homes, especially in modern homes, says the owner. Even fabricated marble was used in directly from Italy for the large center island. The 500-year-old Chinese doors were imported to add a touch of warmth to the home.

“There are a lot of old touches, but with modern technology it all blends together to make a comfortable place to be,” says the owner. “It’s like you can’t touch something. It is very unusual.” As you approach the home from the front,



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# A LETTER FROM BETTY GRAHAM

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If there is one word that comes to mind when I think of luxury in the year 2013, it's "renaissance." Coming off the heels of 2012 and an already stellar first quarter, it's hard not to feel renewed and inspired for Spring. We have seen enthusiasm rise so substantially for luxury residences that we are in a seller's market in many areas. Meanwhile, single-family residential sales have reportedly exceeded \$100 million – not once, but twice in 18 months – leaving me with little doubt about the possibility of seeing records set beyond those figures in the near future. That is why for our Spring 2013 issue of Homes & Estates, we wanted to offer something special in celebration of the new energy invigorating the affluent housing market.

Gracing the beautiful pages of our book, the editorial in this issue is intended to draw you even deeper into the Previews world with more inspiring images and stories than ever before. Jewelry. Glamorous décor. Global architecture. Personality profiles. And exclusive stories on some of the finest real estate on the market. It all brings the Previews lifestyle into view, to be looked upon with fresh eyes. We are especially proud to bring you an exclusive interview with Richard Landry, one of the most respected and prolific luxury architects of our time. If our exploration of Harry Winston and his dazzling history as "the King of Diamonds" doesn't give you dreams of your next jewelry purchase, then it will at least enlighten you about an American icon. Meanwhile, reigning queen of style, Kelly Wearstler, talks shop with 1stdibs, giving us a glimpse into her fabulous mod-glam world. Also, please do not miss our personal profiles on Jade Mills, the Beverly Hills luxury real estate specialist who logged \$338 million in sales last year, and Roger Pettingell, who in his career, has sold more than \$1 billion worth of luxury properties in Sarasota and Manatee.

From our wonderful lifestyle stories to our grand estates for sale, we proudly welcome you into our world and into a new era for luxury real estate.



Betty Graham

*President*

Coldwell Banker Previews International® NRT





*We have seen  
enthusiasm rise so  
substantially for luxury  
residences that we are in  
a seller's market in  
many areas.*

# A LETTER FROM BUDGE HUSKEY

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It is perhaps not by chance that we are bringing you our largest issue yet of *Homes & Estates*, after the luxury real estate market posted one of its most significant years on record. Over 200 pages of stories and homes coming to life in full color not only represent over 15% growth from last year — but our growth in the expanding luxury real estate realm. We can proudly say that 218 Coldwell Banker® agents and teams were listed among “The Thousand” in 2012 by *The Wall Street Journal/REAL Trends*, a demonstration of our enduring leadership. All of this underscores the importance of having a deep understanding of the nuances of luxury real estate — nuances that are explored in great detail in our widely popular *Luxury Market Report*, timed in parallel with the release of the magazine. On pages 10 and 11, we provide you with our list of Top U.S. ZIP Codes for Luxury Properties. If you have ever wondered where the most affluent individuals are buying and selling in the U.S., this is the place to start. Beverly Hills, Aspen, Miami... you will not be disappointed.

Available for download online, the third installment of the *Luxury Market Report* presents a broad picture of trends from all levels of affluent housing. If I may say so, our “Luxtimate” story explores the art of determining value for the world’s most unique luxury properties, where traditional notions of comparability do not apply. Meanwhile, our “Best Places for Luxury Investment” story reveals six great value neighborhoods in the \$1 million to \$3 million-plus range... because after all, even the most affluent buyers still want a good deal!

This issue of *Homes & Estates* takes you deep inside the luxury lifestyle, beyond the high-gloss stories of beautiful mansions, to diamonds, fast cars and iconic personalities. I hope you enjoy reading it as much as we did preparing it for you.

**Budge Huskey**  
*President and Chief Executive Officer*  
Coldwell Banker Real Estate LLC

# THE LUXURY OF KNOWLEDGE

## LUXURY MARKET REPORT | 2013

Coldwell Banker Previews International® brings you an exclusive look inside the luxury real estate world in the most recent Previews® Luxury Market Report. To read and download the full report visit [www.previewsinsideout.com/luxurymarketreport2013](http://www.previewsinsideout.com/luxurymarketreport2013)



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# LUXURY MARKET REPORT 2013

*Coldwell Banker Previews International® Luxury  
Report on the Top U.S. ZIP Codes for Luxury Home Listings and Sales*

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**Y**ou might expect to see 90210 (Beverly Hills) on a list of top ten luxury ZIP codes for sales over \$10 million...but what about 81611 (Aspen) or 33139 (Miami Beach)? And would you be surprised to learn that all top ten ZIP codes in the \$1 million and up range are in California? These are just some of the findings in the third installment of the Coldwell Banker Previews International® Luxury Market Report, released this month. Twice a year, the Luxury Market Report covers the latest trends and global market insights, along with statistical data for the top 10 U.S ZIP codes\* with the highest number of luxury home listings and sales in three price categories: \$1 million and up, \$5 million and up and \$10 million and up. Of course, there are certain ZIP codes that always find their way onto the list: Beverly

Hills, Aspen, Montecito, Los Angeles and Miami Beach all ranked in the top five for sales over \$10 million. And for the second year in a row, Malibu was the top U.S. city for the most luxury listings over \$10 million. Invariably, there are always a few fluctuations on the lists from year to year. For 2013, it arrived in the \$1 million+ range for listing sales, where five of the top ten ZIP codes were in California's Bay Area, as Silicon Valley's technology strength spurred a luxury real estate surge. Where are the most affluent individuals going to be buying and selling this year? It's impossible to predict, but if the chart on the next page is any indication, the Golden State may not be a bad place to start.

*\*Beyond the Metropolitan New York area.*

*ZIP Codes with the biggest number of luxury home sales\**

Zip Code	City	State	#Sales
<b>\$1,000,000M+</b>			
94010	Burlingame	CA	370
95070	Saratoga	CA	344
90266	Manhattan Beach	CA	334
92037	La Jolla	CA	316
92660	Newport Beach	CA	308
90049	Brentwood (LA)	CA	306
94025	Menlo Park	CA	298
94539	Fremont	CA	290
90210	Beverly Hills	CA	287
94024	Los Altos	CA	275
<b>\$5,000,000M+</b>			
90210	Beverly Hills	CA	82
81611	Aspen	CO	48
90265	Malibu	CA	43
93108	Montecito	CA	41
33139	Miami Beach	FL	36
90049	Brentwood (LA)	CA	35
06830	Greenwich	CT	32
90077	Bel Air (LA)	CA	24
06831	Greenwich	CT	23
90272	Pacific Palisades	CA	22
<b>\$10,000,000M+</b>			
90210	Beverly Hills	CA	21
81611	Aspen	CO	16
93108	Montecito	CA	15
90077	Bel Air (LA)	CA	10
33139	Miami Beach	FL	8
90049	Brentwood (LA)	CA	8
90265	Malibu	CA	7
94027	Atherton	CA	7
06830	Greenwich	CT	6
33156	Miami	FL	6

*ZIP Codes with the biggest number of luxury home listings\**

Zip Code	City	State	#Listings
<b>\$1,000,000M+</b>			
92037	La Jolla	CA	613
33160	North Miami Beach	FL	572
06880	Westport	CT	572
33139	Miami Beach	FL	541
90210	Beverly Hills	CA	538
94010	Burlingame	CA	512
90265	Malibu	CA	510
92651	Laguna Beach	CA	493
85253	Paradise Valley	AZ	479
81611	Aspen	CO	467
<b>\$5,000,000M+</b>			
90210	Beverly Hills	CA	178
81611	Aspen	CO	153
90265	Malibu	CA	153
33139	Miami Beach	FL	115
06831	Greenwich	CT	104
93108	Montecito	CA	100
06830	Greenwich	CT	87
92651	Laguna Beach	CA	78
90077	Bel Air (LA)	CA	75
90272	Pacific Palisades	CA	73
<b>\$10,000,000M+</b>			
90265	Malibu	CA	65
90210	Beverly Hills	CA	58
81611	Aspen	CO	54
90077	Bel Air (LA)	CA	44
93108	Montecito	CA	40
06831	Greenwich	CT	34
33139	Miami Beach	FL	29
92651	Laguna Beach	CA	27
94027	Atherton	CA	25
34102	Naples	FL	22

\*January 2012 - December 2012



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*Previews Inside Out, the official blog of Coldwell Banker Previews International®, has been captivating audiences with an insider's perspective on luxury real estate, luxury lifestyle and residential design since 2011. In the following pages, we bring our online stories to life, from renowned celebrity architect Richard Landry to the history of Harry Winston and Kelly Wearstler's revelations in 1stdibs. To read more or subscribe to monthly updates, please visit [www.previewsinsideout.com](http://www.previewsinsideout.com).*

*\*Harry Winston P.14 \*Kelly Wearstler P.16 \*Richard Landry P.20*

# KING OF DIAMONDS



BY ALYSON PITARRE

**“These gems have life in them:  
their colors speak,  
say what words fail of.”  
— George Eliot**

George Eliot may not have had the pleasure of knowing Harry Winston in her lifetime—but the Victorian writer understood how a fine piece of jewelry could have a lasting effect on a woman. Called “the King of Diamonds,” “the genius of gemstones” and “the jeweler to the stars,” Winston, too, recognized the inherent power and romance of a dazzling diamond necklace or a rare sapphire engagement ring, once saying, “People will stare. Make it worth their while.” A new book, *Harry Winston* (Rizzoli, \$85) chronicles the jeweler’s sparkling history, taking readers behind his iconic advertising campaigns, historic images, celebrity photos and the legendary stones with which his

company has worked, including the Lesotho, Vargas and Hope diamonds.

Winston’s jewelry empire reputedly began in 1908, when at the age of 12, he spied a ring with a green stone priced at 25 cents in a pawnshop window. As a son of a small local jeweler, Winston instinctively knew it was a fine emerald and eventually sold the stone for 800 dollars. His first major jewel acquisition followed later with the famous collection of Arabella Huntingdon. From then on, he became known for transforming old-fashioned pieces into modern styles, endearing him to the society ladies of his time. He founded his namesake brand in New York in 1932, thus beginning a jewelry





empire that has spanned eight decades, from the runways of Paris to the red carpets of Hollywood and presidential inaugural balls. His jewels have graced the necks of royalty and starlets—including the Duke and Duchess of Windsor, Elizabeth Taylor, Gwyneth Paltrow, Halle Berry, Kate Middleton and, of course, Marilyn Monroe, who famously cooed, “Talk to me Harry Winston. Tell me all about it!” as she performed *Diamonds Are a Girl’s Best Friend* in the 1953 film, *Gentleman Prefer Blondes*.

“Diamonds convey permanence and power, but also love and romance,” Andre Leon Talley wrote in the book’s forward. “They represent clarity, luminosity, brilliance, status and glamour. And as Harry Winston perceived early and always, diamonds, like Proust’s madeleines, have the ability to evoke the most profound moments of happiness.”

In a rare excerpt from the *Harry Winston* book, *Previews Homes & Estates* proudly reveals some of those profound moments of happiness in the legendary jeweler’s history:

If the walls of 718 Fifth Avenue could talk, what stories they would tell! Throughout the decade, the most famous names in the world were seen making their way through the soaring arched entryway of Winston’s new salon. His name and jewels spread among international luminaries, even reaching the attention of movie stars, glittering socialites, and the highest heads of state. There was the 241-carat rough diamond that was cut and polished into a 69.42-carat beauty, which later belongs to Elizabeth Taylor. The regal “Ice Queen,” a flawless 128.25-carat stone so blindingly bright that when its next owner, Eugenie Niarchos, wore it out on the town, society scribes quipped that all the city lights went dim by comparison. And there was the spectacular tiara designed for the wedding of Iran’s Empress Farah Diba, using the famed Nur-ul-Ain diamond (a stunning rare rose-colored diamond that belong to the Imperial collection), which Winston surrounded with a colorful selection of diamonds that ran the

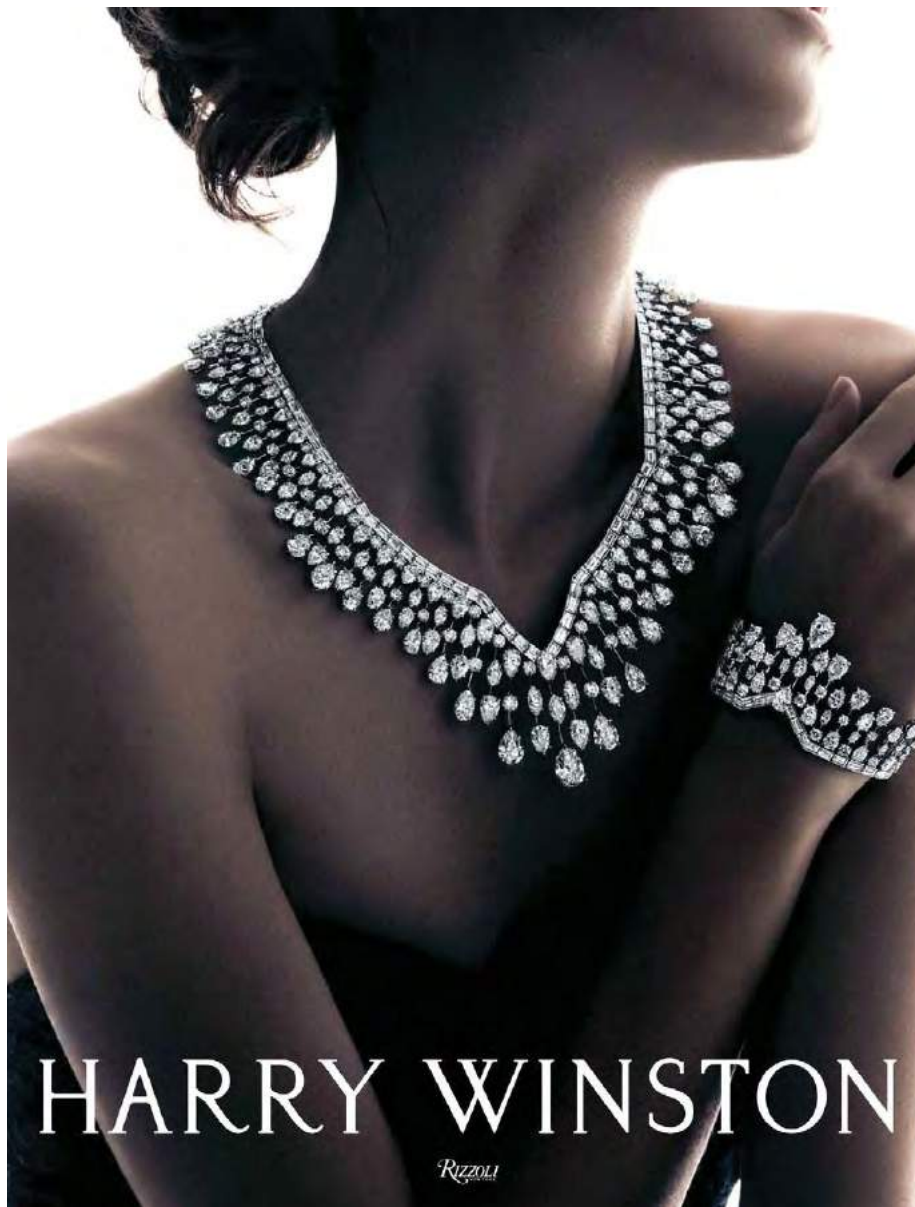
spectrum of shades from deep yellows to soft sky blues...

Winston delighted in finding his clients the most perfect jewels. Though his diamonds and gemstones were designed to be timeless, he felt jewels looked different on every woman and had to match a woman’s personal style to be the most appealing. He was always at the ready to personally attend to his clients and help them find their own unique adornments. He once sent Fifth Avenue (and his security team) into frenzy when he escorted Audrey Hepburn outside of the salon so she could better appreciate the sparkle of an emerald necklace under the afternoon sun.

In 1967, Winston purchased another legendary uncut diamond, a

601-carat rough called the Lesotho, whose own remarkable story was defined by two remarkable women. It was discovered in South Africa by a female diamond digger named Ernestine Ramoboa, who traveled by foot for days and nights to bring the stone safely to the capital, where it could be sold. When Winston purchased the stone, he invited Mrs. Ramoboa and her husband to come to New York to watch their great find be cut, which he arranged to take place on national television. When the cutting was complete, the Lesotho was split into eighteen beautiful diamonds of varying shapes and sizes, with smaller unused fragments of the stone still left over. Winston noticed that Mrs. Ramoboa did not wear any jewelry of her own and asked if she would like him to make her a small ring using a fragment from her now famous find. Politely, Mrs. Ramoboa declined the offer, explaining to Winston that she just couldn’t imagine who would wear such a thing. A few

months later, Winston knew 1/18 of that answer when he sold Lesotho III, a 40.42-carat marquise-cut diamond to Aristotle Onassis as the engagement ring for Jacqueline Kennedy. ♦



HARRY WINSTON

RIZZOLI

Harry Winston is available for purchase on [www.rizzoliusa.com](http://www.rizzoliusa.com).

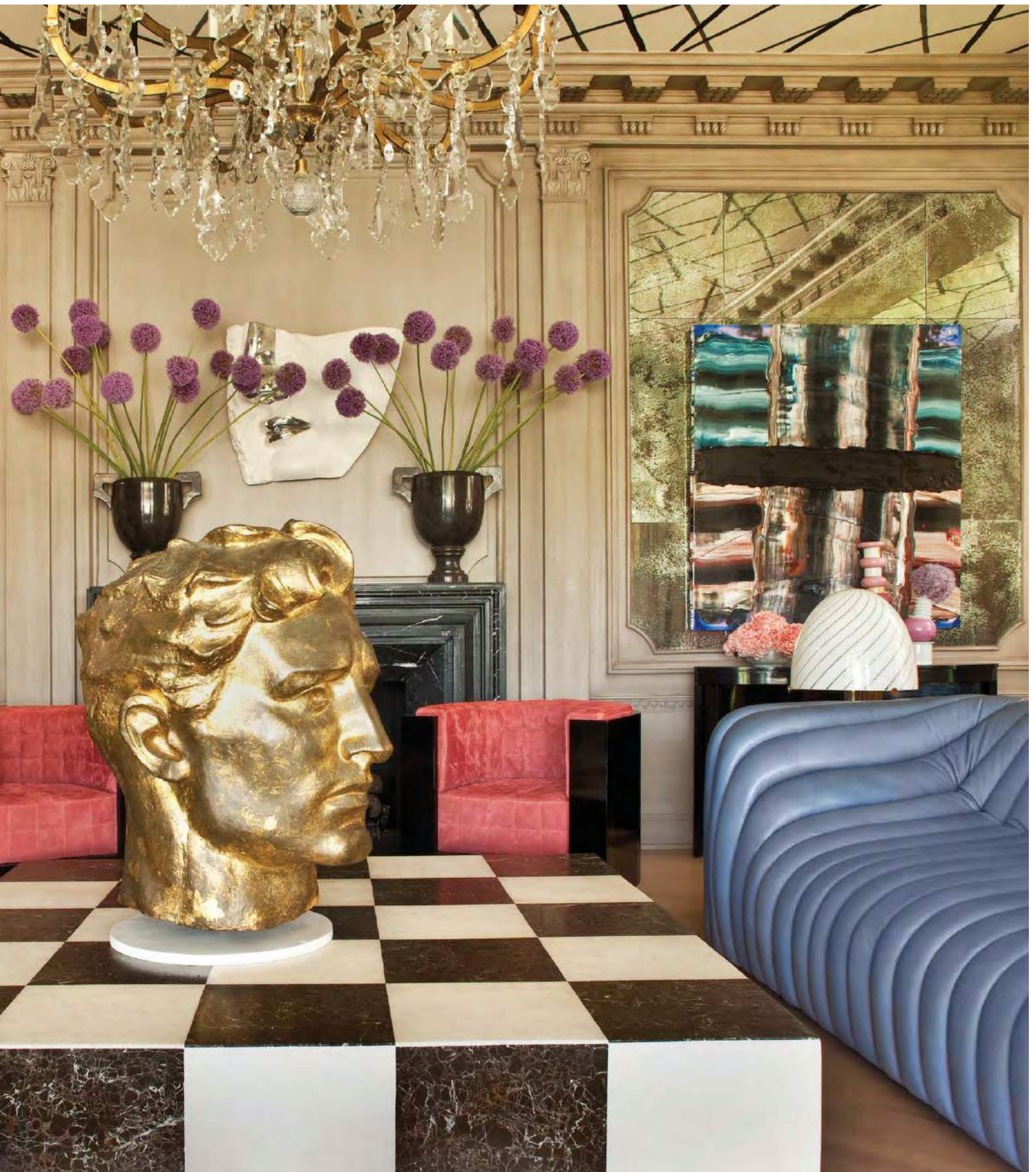
PREVIEWS INSIDE OUT

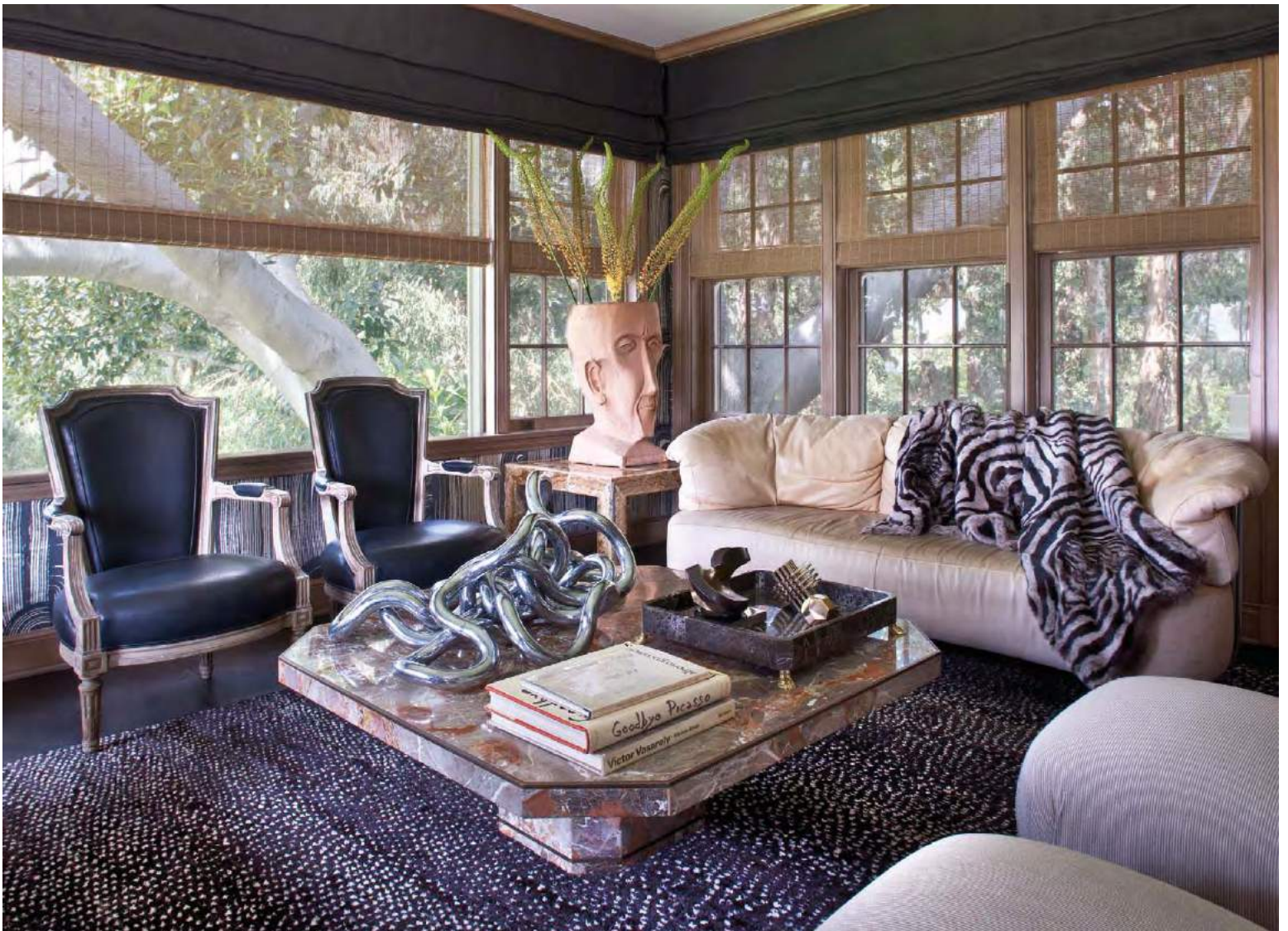
# HOUSE HUNTING KELLY WEARSTLER

*1stdibs.*

BY BECCA BERGMAN BULL  
Senior Editor at 1stdibs.com







For a style-setter whose name is synonymous with high glamour and the comeback of Hollywood Regency style — someone whom the *New Yorker* once called “the presiding grande dame of West Coast interior design” — Kelly Wearstler’s entrée into decorating was decidedly ho-hum. “My first project was my own apartment,” says the Los Angeles-based designer. “A friend saw it and recommended me to another friend who was redoing his home. It just grew organically from there.”

In Wearstler’s case, this seemingly minor chain of events eventually resulted in the creation of a veritable empire of design over which she reigns omniscient and ever dazzling. At its base is House of KWID (Kelly Wearstler Interior Design) — the force behind some of Los Angeles’ most elegant homes as well as a handful of stylish hotels from Santa Monica to South Beach — and it has since expanded to include numerous housewares collaborations, books, and most recently, a fashion and accessories line. And to house it all, she has recently opened a chic new boutique on Melrose Avenue. In the midst of this creative whirlwind, Wearstler paused to tell us the qualities she looks for when shopping for a house and what, to her, is the most essential ingredient in creating a home.





**“Love.  
It’s about  
the feeling of  
coming home  
to a place  
where my  
family is.”**

*What do you look for in a house or property?*

I look to have an emotional connection. A house must have a soul as well as great energy. Each house has its own unique architecture and geography.

*What is one of the most memorable houses you have designed?*

I'd say my current home, Hillcrest Estate in Los Angeles. I love its richness, its history and the architecture.

*What historic house do you wish you could live in?*

Definitely the White House.

*What do you think is the height of luxury in a house?*

Big, beautiful windows that bring in natural light are, to me, the ultimate luxury.

*What's your favorite room in a house?*

In mine, it's our library, which I also use as my laboratory and studio.

*What, in your opinion, makes a house a home?*

Love. It's about the feeling of coming home to a place where my family is.

*If you could buy four houses anywhere in the world, where would they be and why?*

Capri, Italy, because my family has always had such an amazing time there; London, because it's so culturally diverse and is the epicenter of Europe; the Hollywood Hills, because it's my favorite part of Los Angeles; and Malibu, because the beaches are so tranquil.

*In terms of design, what inspires you?*

Young artists, as they are constantly evolving and growing. Also, I always try to be aware of my surroundings, as everything can serve as inspiration. ♦

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PREVIEWS INSIDE OUT

MAN  
OF THE  
WORLD

BY ALYSON PITARRE

Faithful readers of *Architectural Digest* and  
*Robb Report* over the last 20 years should  
immediately recognize the name Richard Landry.

PHOTOS BY ERHARD PFEIFFER



Known as the “architect to the stars,” he has appeared on the AD100 list since 2000 and his residences have been selected by *Robb Report* as its “Ultimate Home” for the last four years—elevating the worldly architect to an almost other-worldly status in the small, yet rarified circle of luxury residential architecture. His firm, Landry Design Group, has completed more than 400 residences, many of them large-scale manses in elite locations around the world.

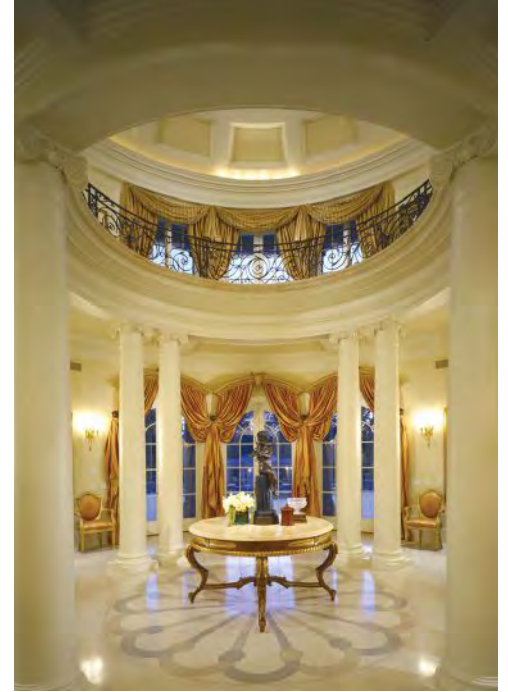
Unlike many of his contemporaries, Richard Landry does not gravitate towards any particular architectural style. He can just as easily design a French château or a cozy Mediterranean as a sleek, cutting-edge modern home. Paul Goldberger—who penned the foreword of his 1996 monograph, *MODERN TO CLASSIC: Residential Estates* by Landry Design Group—said it best: “Richard Landry belongs to the great tradition of American eclecticism, a tradition that, at its best, has yielded masterpieces, and has also created a vastly larger quantity of decent and civilized buildings than it has been given credit for.”

With clients throughout the United States and in 15 other countries, Landry is also one of the rare residential architects who truly has his pulse on international luxury design. Affluent homeowners from Indonesia to the United Arab Emirates have commissioned his firm, seeking out the Landry Design Group’s flair for “mastering materiality to achieve immaterial qualities” as architect Joseph Giovannini wrote in 2011’s *PRIVATE ESTATES: New Architecture by Landry Design Group*. This talent—his ability to eschew architectural purity in favor of achieving an emotional quality—is perhaps what Landry is most revered for. The “intangible” or “the aura” of a Landry home, whether it is located in Dubai, Singapore or Beverly Hills, still speaks the language of that country. Monumentality, another Landry trademark, also has the power to transcend culture and continent. Notes Goldberger: “Landry’s houses, for all their sumptuousness, do have a certain understatement about them.”

The international clients with whom Landry works are often drawn to the quality and openness of his floorplans, and “they also love the American way of living,” he admits.

“They want rooms that feel comfortable,” he says. “Many of them have large extended families who visit. They want each child to have his or her own bedroom and a bedroom

“RICHARD LANDRY BELONGS TO THE GREAT TRADITION OF AMERICAN ECLECTICISM, A TRADITION THAT, AT ITS BEST, HAS YIELDED MASTERPIECES.”



for the in-laws. Before you know it, you’ve got a 10-bedroom house. The challenge for us as architects is to keep a human scale to a home of that size. We do that by paying close attention to the proportions in each room and by adding a lot of detail.”

In effect, Landry has become a master of layering details. A sense of intimacy and comfort can be achieved in a grand living room by layering intricate moldings, patterns, rich materials and fireplaces. On the outside,

layers of lush landscaping and exquisite exterior detailing can make an intimidating 50,000-square-foot estate suddenly feel welcoming. For a 100,000-square-foot home near Shanghai, he has managed to bring down the scale with special massing of the rooflines and the walls, so there is movement from the outside and not just a flat façade. “The idea,” he explains, “is to break large spaces into smaller, more comfortable spaces.”

That is why, in a Landry home, rooms will



frequently have multiple uses: dining rooms are also libraries, kitchens are also family rooms and bedrooms have sitting areas. As Giovannini recounts, “he nests one room in another, one function inside of another. He layers. He also proliferates the spaces that socialize a home, bringing people together with loggias, patios, outdoor fireplaces and focal water features.”

Yet not all luxury architectural design elements translate from country to country. For example, luxury architecture in China is still heavily influenced by the ancient principles of Feng Shui. The same is true in India with the ancient Vastu Shastra school of thought (which many believe to be the basis for Feng Shui). Both philosophies center around building residences that are harmonious with nature, which, in turn, can impact everything from the site location and



“It’s not just about the size of the house,” says Landry. “How do you want to feel when you come home? How do you want your friends to feel when they walk into your house? These are the intangibles of architecture.”

orientation to the floor plan and selection of materials. Often when Landry is building a luxury residence in Asian countries, the client will bring in experts in these fields to ensure that the home’s environmental factors are considered during the design and construction process. As a skilled interpreter of historical and contemporary traditions, Landry simply folds these concepts into his design as another rich layer.

Still, other cultural differences dictate the types of rooms designed in a grand estate. In the Middle East, for example, it is common for luxury homes to have commercial or catering kitchens, in addition to a family kitchen. Formal entertaining spaces and greeting areas are also essential for many wealthy Middle Eastern families, as guests frequently show up unannounced.

“There is a private side of the home and a public side of the home,” says Landry. “And often, women are separated from men’s activities—which impacts the floor plan.”

Landry’s design approach, of course, remains the same no matter where his clients live in the world.

“We ask a lot of questions, and we often challenge our clients to truly pay attention to the way they actually live in their home, the way they entertain, how they see themselves in five, 10 or 15 years,” he told *Architectural Digest* in 2010. Which is, perhaps why his work has appealed to so many elite and celebrity clients over the past 20 years. His celebrity clients have included Tom Brady and

Gisele Bündchen, Rod Stewart, Mark Wahlberg, Wayne Gretzky and countless others. Privacy (a celebrity's most prized asset), then, is another Landry hallmark.

"They are in the public eye so much that they are very protective of their homes," he says. "That is why they so often choose to build their home in areas that allow for privacy, that are either guarded by landscaping or a gated subdivision."

Like Landry's brand of American

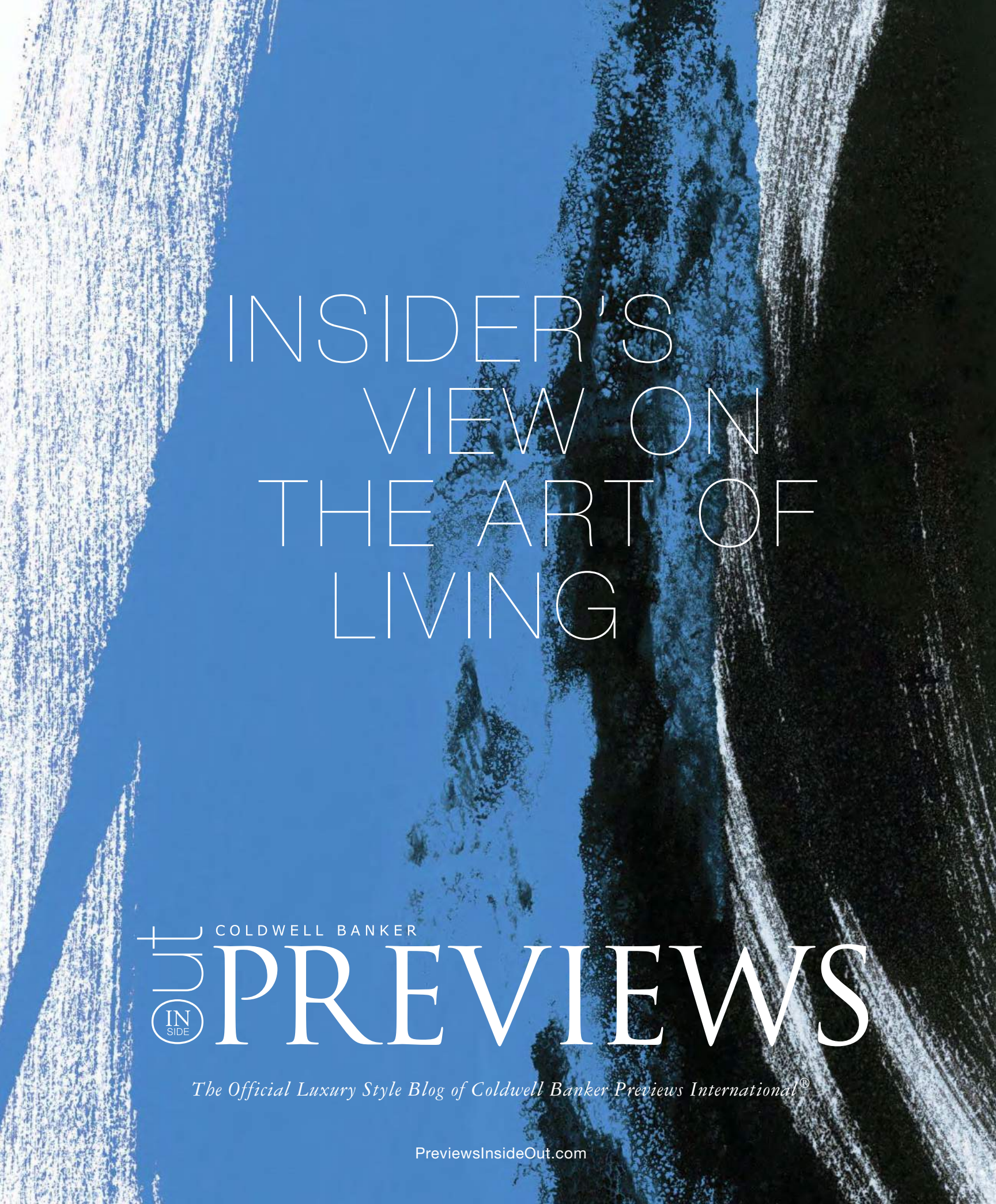
"HE LISTENS AND SEARCHES FOR THE UNSPOKEN AND SPOKEN NUANCES, THE "INTANGIBLES" THAT MAKE PEOPLE UNIQUE."

eclecticism, there is no common design pattern for celebrity homes—some seek grandeur, some seek minimalism, some seek traditional styles and some seek contemporary styles.

"Some celebrities are entertainers, so we would want to know about what sort of events they plan to host at their home in order to understand how people will circulate through the floor plan and where we should place the catering facilities," he explains. "Other celebrities want to stay out of the public eye completely, so we might include a home theater, an incredible rec room, a bowling alley or a beautiful gym—so they can enjoy these amenities with their family and close friends in the privacy of their home."

Celebrity or not, Landry approaches each client more or less the same. He listens and searches for the unspoken and spoken nuances, the "intangibles" that make people unique. Whether it's for his discretion or ability to see modern living in all its glorious complexity, Richard Landry has made an indelible impression on the world. He may operate on a small, yet exclusive stage—but his work reminds us that at the end of the day, he is simply bringing joy to people's lives in the most profound way an architect can—a personal home. ♦





INSIDER'S  
VIEW ON  
THE ART OF  
LIVING

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GREENWICH, CONNECTICUT

# THE *Soul of Italy*

Materials were imported from Europe  
to build this new Greenwich, Conn., estate.

*By Kimberly Turner*



“**W**hen I am in the house I truly don’t feel like I am in Greenwich anymore,” says the owner of this stunning Greenwich, Conn., property, which transports residents and visitors to an Italian and European escape.

Beautiful mahogany doors and windows, ornamental railing, Venetian plaster and gorgeous outdoor spaces (such as the Italian-style loggias) demonstrate only a small amount of the Italian and European detail that the homeowners incorporated in this newly built cul-de-sac residence, listed for \$26.08 million by Tamar Lurie of Coldwell Banker Residential Brokerage.

Influenced by Italian-American architect Rosario Candela, the homeowners spent a lot of time in the 3-year construction/design

process working on the layout. With Venetian plaster throughout the home, most of the corners of the rooms are rounded, “like you would see more in European homes, especially in more of the older villas in Italy,” says the owner. Even fabricated marble and limestone were brought in directly from Italy for the large center island in the kitchen, and 500-year-old Chinese doors were imported from the Far East, adding a touch of warmth to the home.

“There are a lot of old touches, but with all the new conveniences and modern technology it all blends together to make the house a comfortable place to be,” says the owner. “Nothing feels too formal or like you can’t touch something. It is very user friendly.”

As you approach the home from the front, passing by two ornamental



iron gates and into the circular driveway, you would never know that there was a lake in the backyard until you enter the front doors and see the lake views from the windows.

“I love the first floor because there is so much exposure to the water,” says the owner. The first floor offers views of outdoor spaces with European-style landscaping with pebbled walkways and patio. “We wanted to be able to incorporate bringing the outdoors in.”

The property has a dock leading into the fully stocked lake in the backyard, a perfect place to share family time and fish. Additionally, a heated pool, pool house with two expansive barbecue areas, spa, tennis and bocce-petanque courts allow for a wonderful shared meal between friends, some quality-time fun, or simply relaxing and taking in the views.

Lending itself to more entertainment within, this home features a lower level with a 12-seat theater, billiards/game room, 5,000-bottle wine cellar and a sports/basketball court (a favorite of the homeowners). The dining area is flexible and can accommodate up to 40 people, but it also is the place the owners dine every night.

“What is really wonderful about the house, and good for our family, is the scale and comfort of the rooms,” says the owner, emphasizing that no room feels too large.

In a centrally located point in Greenwich, convenient to New York City, private aviation facilities, and the finest schools the town has to offer, 42 Mooreland is a nice cultural escape. “This home is perfect for somebody who is moved emotionally when they travel through historic parts of Europe and Italy,” says one of the homeowners. “If that moves your soul, then this house will move your soul.” ♦



Greenwich, Connecticut  
5 bedrooms, 11 baths  
\$26,080,000

Represented by: Tamar Lurie  
Coldwell Banker Residential Brokerage  
T. 203.622.0245 | tamarlurie.com



# FACES OF PREVIEWS

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# THE NATURAL

Raised in a small farm town, Jade Mills learned positivity and integrity at an early age. Now, with a record-setting \$338 million in sales last year, she is Coldwell Banker's No. 1 agent worldwide.

By Ken Weingartner

Even at an early age, Jade Mills seemed a natural when it came to sales. While growing up in the small town of Alamo, California, she entered a contest to sell newspaper subscriptions. She won the competition, earning a prize of \$100, which she donated to charity.

"It was really my first sales job," says the ebullient Mills, who today is an Estates Director and International Ambassador with Coldwell Banker Residential Brokerage Beverly Hills. "I've always loved sales. I really love the thrill of the deal and I love having everyone happy at the end of the sale."

What began with a \$100 prize has turned into a career that has produced more than \$1 billion in residential real estate sales in the last decade and numerous accolades as one of the nation's top-selling agents. Mills is ranked the No. 1 agent nationally and internationally for NRT and Coldwell Banker and achieved total sales volume of more than \$338 million in 2012.

"I love what I do," says Mills. "It's very rewarding to me to see both buyer and seller happy."

Mills grew up as the daughter of a dairy farmer in Alamo, located 20 miles east of Oakland, and her parents were significant in shaping Mills' approach to life and business.

"My mother was extremely positive," says Mills. "From the time I can remember, she always told me I could do anything that I wanted to do, and that if you work hard, you can achieve all of your goals. She was so positive with every aspect of life."

"My father told me he never had a contract in writing for anything. He said your word is your bond. You don't need a contract; you just do what you say you're going to do. I always conduct myself and my business with the utmost integrity and honesty, and I try to instill in new agents the importance of integrity."

Mills got her real estate license in 1975 after her husband of three years left her alone with their infant daughter. As a young single mother, Mills had to make a future for herself. She was encouraged by broker Spike Dresser, who was in the process of selling Mills' home at the time, to pursue a career in real estate. Mills found immediate enjoyment in the profession and some early success.

After marrying her second husband, she stepped away to raise her family, but when he passed away many years later, she again made her way through this difficult time by selling real estate. Mills' primary objective, though, was not to become a top agent.

"My goal was supporting my children," says Mills. "That was all I could focus on."

Mills worked hard supporting her family, to the point she has become the No. 1 or No. 2 agent in the nation for the past several years. Her client base has grown through referrals and includes business managers, attorneys, CEOs, members of the Forbes top 400, and celebrities.

Even though Mills works with some of the country's most expensive homes, she sells in all price ranges. Her focus for each transaction is making sure everyone is satisfied. In 2012 her sales ranged from \$1 million to \$50 million.

"I work hard for all of my clients," says Mills. "I enjoy today what I've always enjoyed about the business: I love the process, meeting new people, selling, and finding my clients the perfect home."

## MEET JADE MILLS

Jade Mills has four children and two work with her, son Zachary Quittman and daughter Tiffany Barcena. Daughter Alexis LaMontagna also worked in real estate before starting a successful eponymous clothing line. Mills' son Austin Mills is a freshman at Pepperdine, where he plays basketball. Austin was the third all-time leading scorer at Beverly Hills High School. Her husband Adam designs and builds homes in the Los Angeles area.

"I have four fabulous children and five amazing grandchildren, and I am very proud of all of them," says Mills. "There is nothing more important in my life than my husband, children and grandchildren. I am truly blessed."

Prior to working in real estate, Mills traveled the country with her first husband, who was a singer, and discovered a passion for working with people that carried into her career as a broker.

"Traveling around the country, I found that people were very friendly and welcoming," says Mills. "I found that I really wanted to work with people rather than in an environment where I didn't."

Her small-town roots were transplanted easily in Beverly Hills.

"Beverly Hills is really a very small town. People are very friendly and I really enjoy walking down the street and knowing so many people. It's very comforting to live in a place where you feel safe. Beverly Hills is truly my home. I can't ever see myself living anywhere else." ♦

# FACES OF PREVIEWS

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# THE PERFECT BALANCE

Roger Pettingell finds happiness in his daily interactions with different people and different properties.

By Ken Weingartner

**R**oger Pettingell never wanted a feeling of sameness in his career. And despite the fact he has worked 28 years in the same job—in the same location—he accomplished his goal.

Pettingell, a Coldwell Banker Residential Real Estate agent on Florida's Longboat Key, considered careers as a veterinarian and physician before finding his calling as a broker. Since then, he has sold more than \$1 billion in luxury properties in Sarasota and Manatee counties and earned multiple honors for being the area's top agent as well as No. 1 for Coldwell Banker's Southeast Region.

"Every single day I'm doing something completely different than I might have done the day before," says Pettingell, who lives in Sarasota. "I'm either interacting with new people or representing a new property or finding a new home for somebody. That's what works for me."

Pettingell appeared on his way to a career in medicine after graduating from Guilford College in North Carolina with degrees in biology and chemistry, but landed a marketing job with real estate developer Arvida before applying to med schools. Pettingell ended up on Longboat Key, where Arvida was building several waterfront communities.

"The whole thought of medical school faded away as I saw myself as much more of a marketing person," says Pettingell. "I don't know if it's something that's passed down genetically, but both my parents were marketing people and maybe just being around it seemed natural and comfortable to me."

While Pettingell thoroughly enjoyed the marketing job, he saw limitations. He realized, though, that sales were different.

"It was clear there was going to be a ceiling in marketing," says Pettingell. "The sales side was something without a ceiling and always different."

"It's a bit of a recurring theme for me because the same thing that changed me from being interested in being a veterinarian to a physician, and out of being a physician, was the sense of sameness that you would have for your whole career. I didn't really want to do the same thing every day."

Pettingell parlayed his marketing skills into success as an agent, particularly as real estate shifted from selling new developments to reselling existing properties.

"I wasn't a studied salesperson, but I knew how to interact with people and how to market their property," says Pettingell. "As the market transitioned from selling new properties to reselling, you weren't relying

on a developer's marketing anymore; you had to do it yourself. I think I had an edge there.

"I've always looked to expand my marketing and do things that were outside the box. Especially as Internet marketing came along, always looking for new and better ways to do things."

A self-professed technology junkie, Pettingell created the first website in his office. He relies on technology for delivering information, but understands the balance in maintaining personal relationships. Whether hosting events for clients, or helping them with other real estate needs, Pettingell has forged numerous friendships.

"On the one hand, it's just plain fun," says Pettingell. "You can always turn to the Internet to sell your home, but unless it's strictly an investment property, there's a lot of personal attachment that people have, either as buyers or sellers. I think they need that human interaction."

## MEET ROGER PETTINGELL

Pettingell spent his early childhood in Manhattan and moved with his family to Miami around the age of 10.

"Remember the TV show 'Flipper?' My brother and I used to dream of being like Bud and Sandy with our own pet dolphin in the backyard," says Pettingell, laughing. "Moving to Miami was like that for us, except for the pet dolphin part."

Although he never had a pet dolphin growing up, life on Longboat Key affords him the chance to see dolphins in his backyard, so to speak. The 10-mile barrier island on the Gulf of Mexico features scenic beaches, golf, tennis and upscale dining, and has been home to the likes of tennis star Maria Sharapova and Aerosmith guitarist Joe Perry.

"I love living here—it's such a beautiful place—and being an active part of the community," says Pettingell, who is a board member for numerous organizations, including the West Coast Black Theatre Troupe, Ringling Museum of Art, Southeastern Guide Dogs and the Child Protection Center, in addition to spending time with his wife, Alisa, and two young boys, Jake and Max.

"I strive to have a balanced life. I think if you open yourself up to knowing that's important and letting your senses decide for you whether you're being able to get all that done, then it works. I don't stay up until midnight working or get up at four in the morning. I find there is always enough time to get everything done. I think all that balance also makes me a better salesperson." ♦

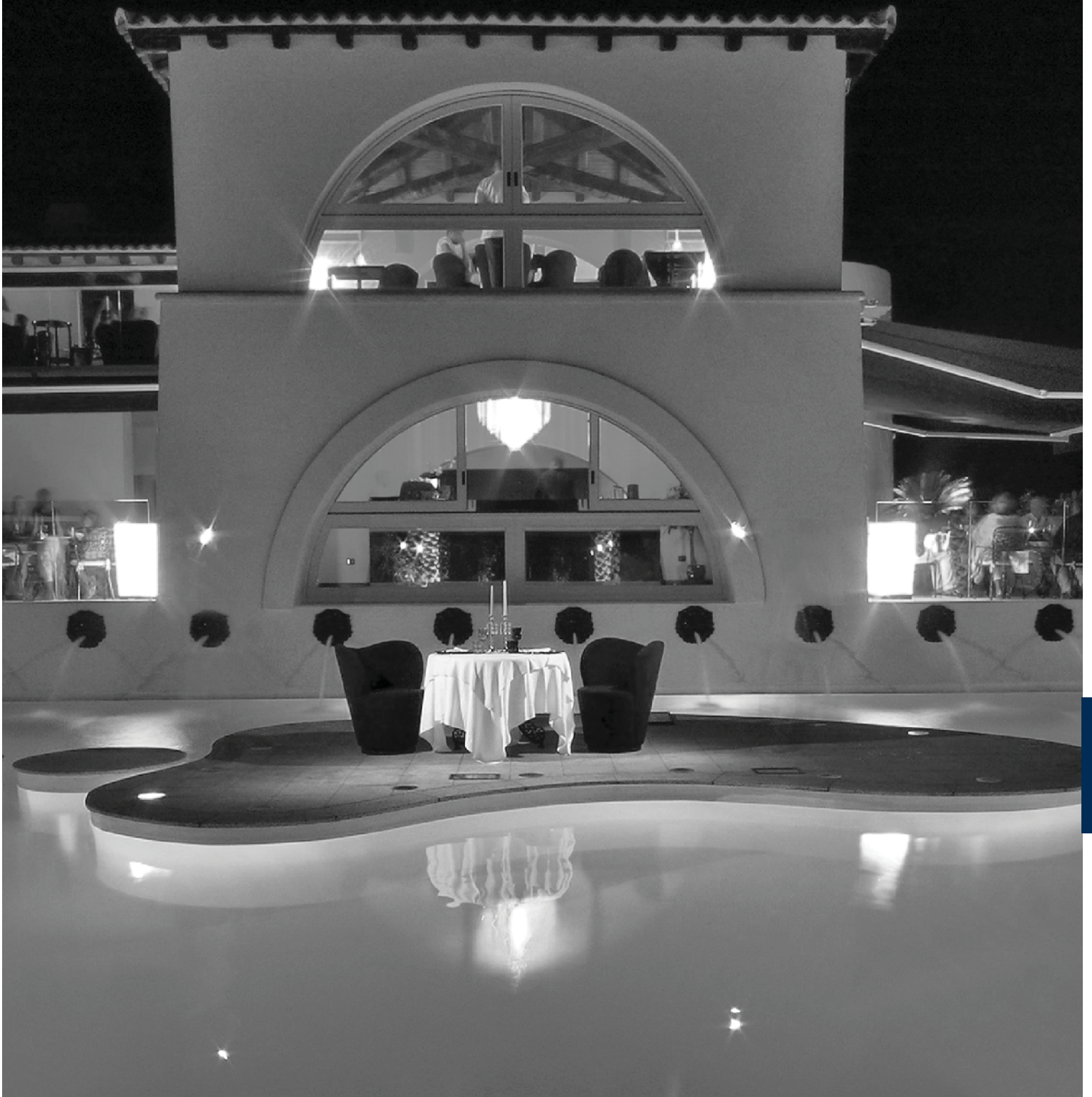


INTERNATIONAL | AUSTRALIA · BAHAMAS · CANADA · FRANCE · ITALY · SPAIN



San Teodoro (OT) Sardinia, Italy  
6 Bedrooms, 8 Baths  
€8,000,000 (approximately \$10,554,400)

Represented By:  
Coldwell Banker Immobiliare Costi & Partner  
T. +39 0789 204019 | olbia@coldwellbanker.it  
See Page 36



# Australian Heights

Sixty-six stories above the surf,  
this apartment redefines luxury in paradise.

By Roger Grody



Soaring 797 feet into the blue Australian sky is Soul, the second-tallest structure on Queensland's Gold Coast. The sleek high-rise—which ranks among Australia's premier architectural achievements—is the centerpiece of the ongoing rejuvenation of Surfers Paradise, one of the most fabled strips of sand in the Southern Hemisphere.

"Of all the world's famous beaches, Surfers Paradise offers the most potent mix of glamorous cosmopolitan lifestyle and sublimely indulgent pursuits," says Soul sales consultant Ray Price. Soul stands out among luxury residential developments in Surfers Paradise, and not only because of its towering height and glitzy architecture. The building's common areas are filled with carefully curated bespoke furnishings and specially commissioned artwork, and its third level features indoor and outdoor pools, a Zen-like garden, gymnasium and full-service spa.

The residential unit occupying the entire 66th floor is currently offered at \$7.15 million by Coldwell Banker Australia's Alex Caraco, who reports, "This apartment is essentially one of just a few sub-penthouses in a building featuring six-star amenities." The unit, with more than 4,700 square feet of space and floor-to-ceiling windows providing panoramic ocean views, is the equivalent of five apartments in the lower portion of the building. Only the penthouse unit, purchased during construction for \$16.5 million, features a more lavish lifestyle.

"The in-the-clouds feeling of this luxurious, state-of-the-art apartment is extraordinary," says Caraco, who adds, "Located right on the beach in Surfers Paradise, this iconic building showcases Australian beachfront living." The living room, dining room and master suite, as well as another bedroom suite, all open up onto a partially covered patio running the length of the unit and following the graceful curvature of the glass-sheathed building. Seamlessly integrated with the interior, this generous exterior living space enhances the experience of residing on one of the world's most coveted beaches.

The open floor plan not only accommodates a contemporary lifestyle, but maximizes views and allows the Australian sunlight to flood the entire unit. Four bedrooms, all framing vistas of the beach or dramatic



The open floor plan not only accommodates a contemporary lifestyle, but maximizes views and allows the Australian sunlight to flood the entire unit.



coastal skyline, are provided, along with four baths. The master suite is separated from the central living area by a unique faceted mirrored wall that playfully refracts the Gold Coast's 300 days of sunshine. "Whether you're relaxing in your lounge or on the broad balcony, you'll have amazing ocean and coastal views over the entire region," reports Price.

The open galley-style kitchen is a study in clean-lined modernism with custom lacquered cabinetry, German-manufactured Gaggenau appliances and mirrored bronze backsplash. Two long islands run the length of the kitchen, stretching from the living room to the dining room and seating six comfortably. "If you don't feel like cooking or going out to dine, you can order from Seaduction Restaurant + Bar [an acclaimed fine dining establishment downstairs] and have it delivered to your own table," says Price, who notes residents are entitled to extensive concierge services.

Privacy—one of the highest priorities for the high-net-worth individuals that inhabit Soul—is assured with this unit. Because it

occupies the entire 66th floor, three elevators provide residents restricted, secure access to the apartment. "There is no one disadvantaged in this building of millionaires and billionaires," insists Price.

Surfers Paradise is an international destination. And with no restrictions on foreign ownership of this apartment, it makes an ideal vacation home for any luxury client seeking beachfront exclusivity. "Buyers are coming from Singapore, China, Korea and Japan, all lifestyle buyers looking for a luxury pad in the sky," reports Caraco. ♦

Gold Coast City, Queensland, Australia  
4 bedrooms, 4 baths  
\$7,150,000

Represented by: Alex Caraco  
Coldwell Banker Australia

T. +61 407 502100 | alex.caraco@coldwellbanker.com.au





### PORTO ROTONDO (OT), SARDINIA, ITALY

A prestigious villa in the town center with all facilities nearby, including the marina. The property is surrounded by a well-maintained park with swimming pool and arranged in 2 separate villas on multiple levels. Features include 2 spacious living rooms, dining rooms, 2 kitchens, 10 bedrooms, 12 baths and a barbecue area close to the pool. The brightness and size of the rooms, the large terraces and the elegance of the building make this a rare property.

10 bedrooms, 12 baths | €9,000,000 (approximately \$11,866,500)  
 Represented by: Coldwell Banker Immobiliare Costi & Partner  
 T. +39 0789 204019 | olbia@coldwellbanker.it



### GOLFO ARANCI (OT), SARDINIA, ITALY

In a prime location on the sea, between 2 white sandy beaches, this 103-square-meter penthouse is in a newly built complex consisting of only 11 units. The architectural solutions, proximity to the sea and a marina, and the centrality of the location make the complex, "La Risacca," a unique and unrepeatable investment, intended to appreciate over time.

3 bedrooms, 2 baths | €840,000 (approximately \$1,108,380)  
 Represented by: Coldwell Banker Immobiliare Costi & Partner  
 T. +39 0789 204019 | olbia@coldwellbanker.it



### SAN TEODORO (OT) SARDINIA, ITALY

This villa is about 300 meters from the "La Cinta" beach, near the future tourist harbor of San Teodoro, 20 kilometers south of the airport and the port of Olbia, and 50 kilometers from the "Costa Smeralda." The modern villa is surrounded by 1,500 square meters of garden, lighted paths, a covered and uncovered veranda and a swimming pool.

6 bedrooms, 8 baths | €8,000,000 (approximately \$10,554,400)  
 Represented by: Coldwell Banker Immobiliare Costi & Partner  
 T. +39 0789 204019 | olbia@coldwellbanker.it



### BARCELONA, SPAIN

A new luxury flat development with units from 93 square meters to 250 square meters. Select between terraces of 25 square meters or private gardens. Features include open views over the residential area, parking and luxury finishings. This home is located in Pedralbes, a prestigious Barcelona residential area.

5 bedrooms, 2 baths | Price upon request  
 Represented by: Coldwell Banker Prestige Real Estate  
 T. +34 93 241 3082 | info@prestige-spain.com | prestige-spain.com



### BARCELONA, SPAIN

Exclusive, newly renovated flats with views on Passeig de Gràcia, central Barcelona. These homes are next to the world-renowned Gaudí masterpiece Casa Batlló and Plaza Catalunya square. Within a 19th century building, newly refurbished and completed.

3 bedrooms, 1 bath | €935,000 (approximately \$1,231,582)  
 Represented by: Coldwell Banker Prestige Real Estate  
 T. +34 93 241 3082 | info@prestige-spain.com | prestige-spain.com



### COSTA BRAVA, SPAIN

Enjoy luxury villas with panoramic sea views, located in the residential area of Aiguablava. Within a gated community with 24-hour security. It is on an area of 400 square meters, built on a plot of 2,000 square meters and surrounded by a protected natural forest with breathtaking views towards the Mediterranean and the beautiful cove of Aiguablava.

5 bedrooms, 5 baths | From €1,500,000 (approximately \$1,981,950)  
 Represented by: Coldwell Banker Prestige Begur | prestige-spain.com  
 T. +34 972 307 827 | costabrava@prestige-spain.com



### COSTA BRAVA, SPAIN

A detached luxury 298-square-meter house on a plot of 1,090 square meters, located in the PGA Catalunya Resort, La Selva, in the municipality of Caldes de Malavella. Architects de Blacam & Meagher built the home. Just 10 minutes away from Girona capital, idyllic villages and some of the most beautiful beaches of the Costa Brava.

3 bedrooms, 3 baths | From €1,200,000 (approximately \$1,585,560)  
 Represented by: Coldwell Banker Prestige Begur | prestige-spain.com  
 T. +34 972 307 827 | costabrava@prestige-spain.com

# PALAIS ORION

The 19th century meets the 21st century in this one-of-a-kind Cannes masterpiece.

BY RICHARD GOODWIN

Cannes... the mere mention of this international resort destination conjures up images of lavish VIP parties held aboard mega-yachts, glamorous movie stars, and stunning Mediterranean villas owned by scions of international business and members of royal families. It is here that Grace Kelly met His Majesty Prince Rainier III in 1954. And here, today, one of the last jewels of the Riviera has become available. But this is no ordinary luxury villa; it is, in fact, an extraordinary accomplishment that is unique in so many ways.

The setting is the famed “Basse Californie” area of Cannes — the “Beverly Hills” of the “Côte d’Azur” and one of the four most prestigious areas in the South of France, along with Cap d’Antibes, Cap Ferrat and St. Tropez. The property, adjacent to the summer residence of King Fahd of Saudi Arabia, is actually composed of two parcels. Located on the upper plot of land is the magnificent villa known today as The Palais Orion.

The original building, appropriately named Villa Aquarium for its numerous aquariums, some actually fed from the sea, was constructed in the late 1880s by the Meunier family of the Meunier Chocolate company. A second building was added more than a century later in the late 1990s. Now, work is underway to transform and expand the palace into 16,000 square feet of breathtaking living space. Against a



panoramic backdrop of the Mediterranean, there will be magnificent salons for entertaining, a grand master suite, ample accommodations for family and friends, a pool and Jacuzzi, a sauna and steam room, a car elevator leading to a parking area for up to 10 cars, and even a “safe” room. Certain style elements will be left to the tastes and desires of the new owners, allowing them, with the help of their interior designers, to create the ultimate personal statement.

Connecting the upper part of the property to the seaside area below is a 235-foot underground tunnel (16 feet wide and 9 feet high). Running beneath both the roadway and railroad track that once separated the two parcels, this

Palais Orion and their guests are assured a level of privacy and tranquility almost





tunnel was thought to be impossible to construct by many experts, especially because of the administrative difficulties it presented. Yet the owners persisted and prevailed, and now this technical feat — the only crossing in France that goes under a TGV track — has joined the two properties, affording private and direct access from the villa to the Mediterranean Sea. The private beachfront stretches 2,800 feet — half the length of the Croisette! — and there is a pool

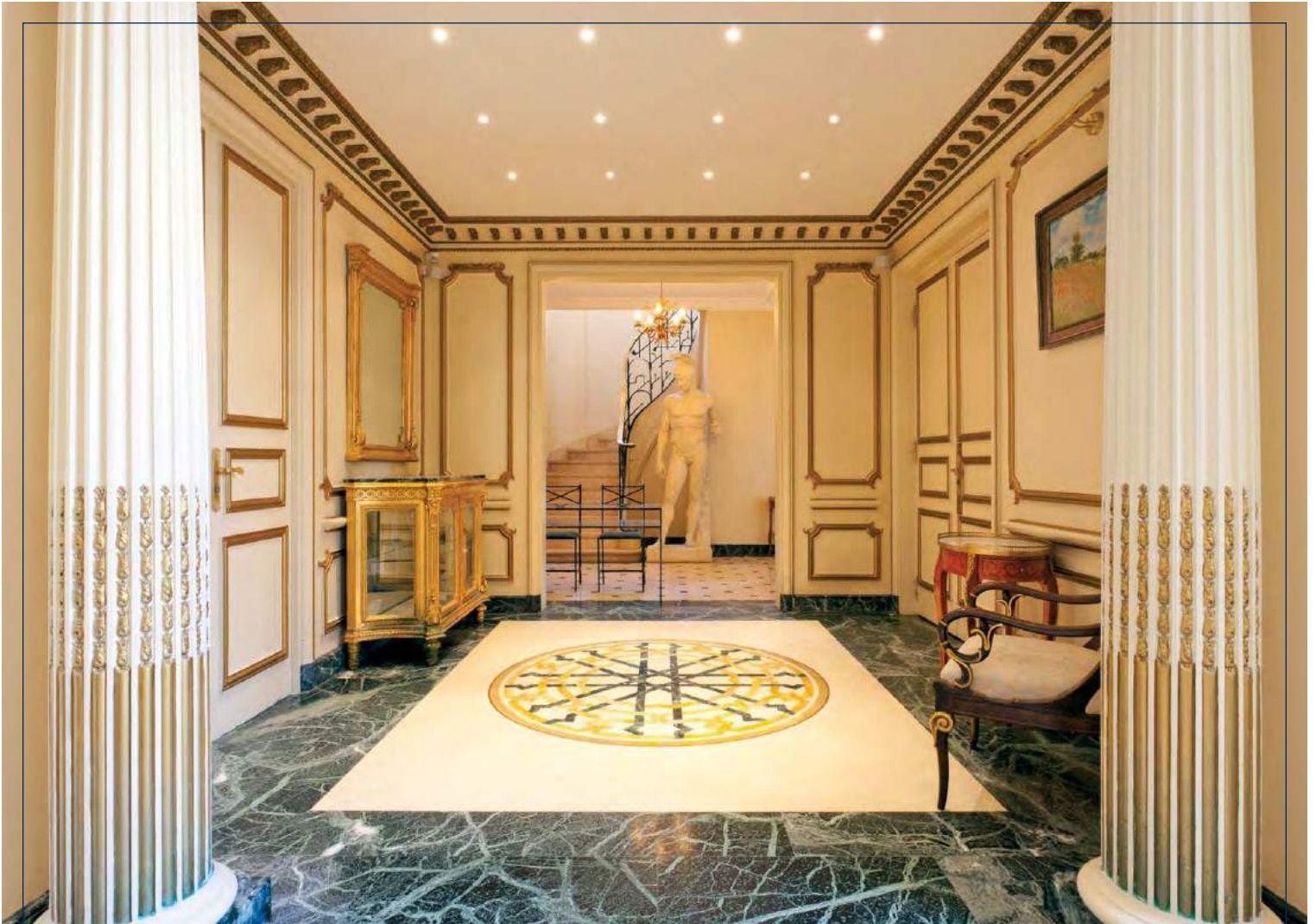
house being created from a small villa to afford several comfortable and intimate pergolas. Also unique in France, this property is not subject to the constraints of the Coastal law, which usually would require a public path along the sea. But here, on this wild, lush Mediterranean waterfront, the residents of Palais Orion and their guests are assured a level of privacy and tranquility almost impossible to find nowadays on the “Côte d’Azur.”

Cannes, France  
Price upon request

Represented by:  
Coldwell Banker Group Demeure  
T. +.331.83.53.53.53  
[coldwellbankerpreviews.fr](http://coldwellbankerpreviews.fr)



impossible to find nowadays on the “Côte d’Azur.”



## PARIS, FRANCE

This penthouse is composed of 3 floors with 7,535 square feet, all serviced by an elevator. Perched on top of a 1930s building, the apartment dominates Paris, offering a privileged view of the Eiffel Tower, the Seine, the Sacré Coeur and the Invalides. Made for both comfortable living and a sophisticated reception, it includes several lounges, a great dining room, 2 master suites, 6 additional suites, a large kitchen, a 3,390-square-foot terrace and a 2 parking garages.

8 bedrooms, 8 baths | Price upon request

Represented by: Coldwell Banker Groupe Demeure | Paris, France | T. +331 83 53 53 53 | [coldwellbankerpreviews.fr](http://coldwellbankerpreviews.fr)



## PARIS, FRANCE

This 7,850-square-foot Napoleonic Bourgeois-style mansion features 5 floors with elevator, an independent duplex and a rare 2,150-square-foot landscaped garden. Enjoy modern minimalism and elegance of history with this house built in the 1800s for Madame de Chateaubriand. This home preserves the original architecture, while creating an enlightened minimalist environment.

8 bedrooms, 7 baths | Price upon request

Represented by: Coldwell Banker Groupe Demeure | Paris, France | T. +331 83 53 53 53 | [coldwellbankerpreviews.fr](http://coldwellbankerpreviews.fr)



### HARBOUR ISLAND, BAHAMAS

Stunning 6.3-acre parcel loaded with lush native foliage and palms, which features nearly 400 feet of pristine pink-sand beach and elevations over 50 feet. It is ideally suited for an expansive ocean-front estate with multiple guest quarters or multiple luxury villas. This rare opportunity offers the largest remaining undeveloped beach parcel in the narrows area of Harbour Island.

\$11,500,000

Represented by: Robert Arthur | Coldwell Banker Lightbourn Realty  
T. 242.359.7216 | robert@cbbahamas.com



### BARRIE, ONTARIO, CANADA

A stunning home! Privacy and perfection represent a remarkable blend of contemporary style with luxury features. Enjoy a fabulous kitchen and great room, a walk-out to the upper deck, a finished walk-out basement and nanny quarters.

3-plus bedrooms, 3 full and 1 half baths | \$544,900 CDN

Represented by: Stella Hutchinson, Broker

Coldwell Banker The Real Estate Centre, Brokerage | T. 705.721.3421 | stella@barrieandareahomes.com



## MAHONE BAY, NOVA SCOTIA

A wonderful opportunity to be a partner in this private island retreat! Enjoy sport fishing, gaming, sailing or hosting corporate events on this self-sufficient estate. The 10-acre island property houses a 9,500-square-foot masterpiece home with its own lobster temple, plus a separate tender's quarters by the wharf. It is a 2-minute boat ride to the mainland with a 100-foot concrete wharf that can dock the largest of yachts, plus 3 acres of oceanfront.

6 bedrooms, 6 full and 1 half baths | Price upon request

Represented by: Mariana Cowan | Coldwell Banker Supercity Realty | T. 902.221.4498 | [marianacowan.com](http://marianacowan.com) | [strumisland.com](http://strumisland.com)



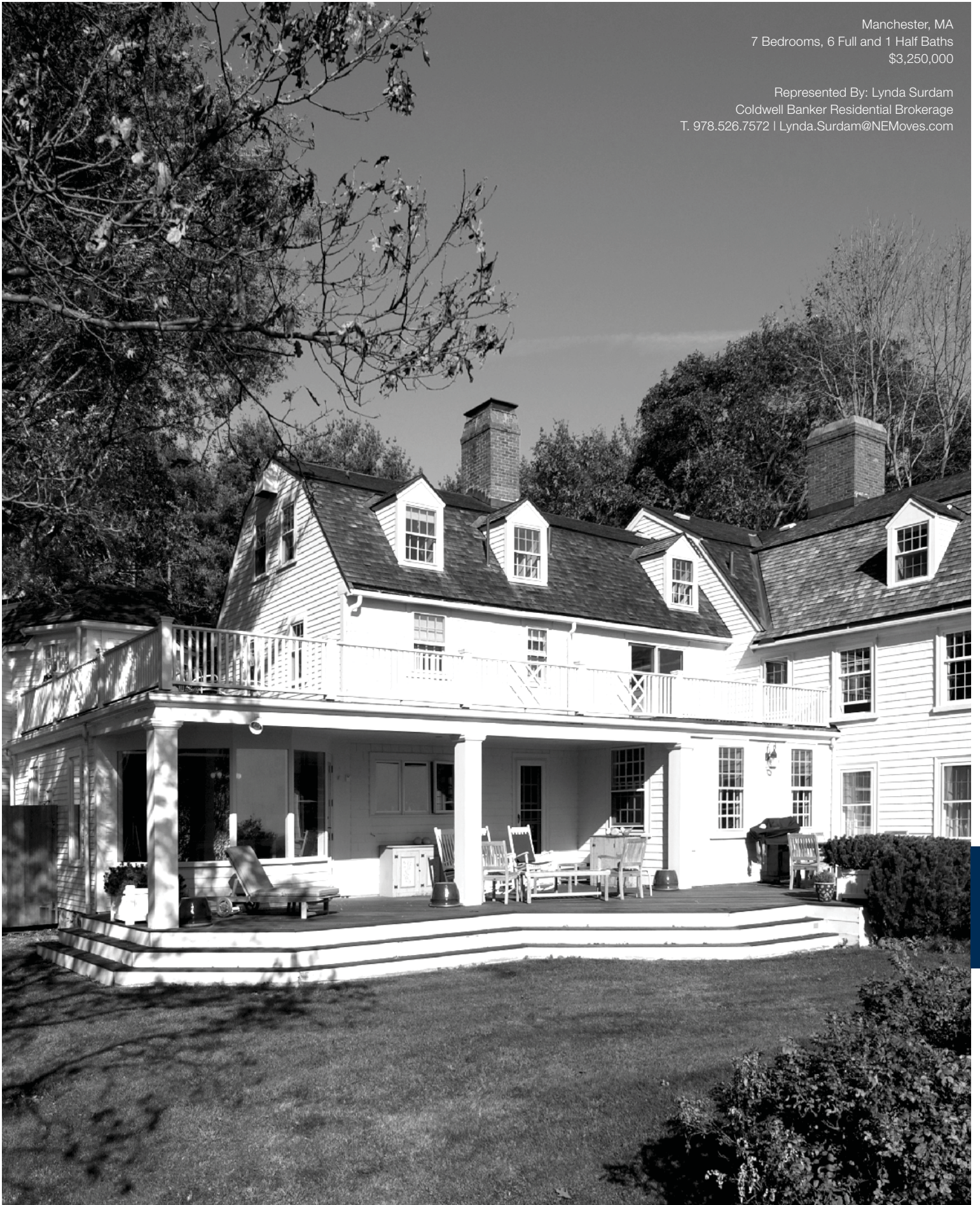


NORTHEAST | CONNECTICUT · MAINE · MASSACHUSETTS · NEW HAMPSHIRE  
NEW JERSEY · NEW YORK · RHODE ISLAND



Manchester, MA  
7 Bedrooms, 6 Full and 1 Half Baths  
\$3,250,000

Represented By: Lynda Surdam  
Coldwell Banker Residential Brokerage  
T. 978.526.7572 | Lynda.Surdam@NEMoves.com



LLOYD HARBOR, NEW YORK

# None Such

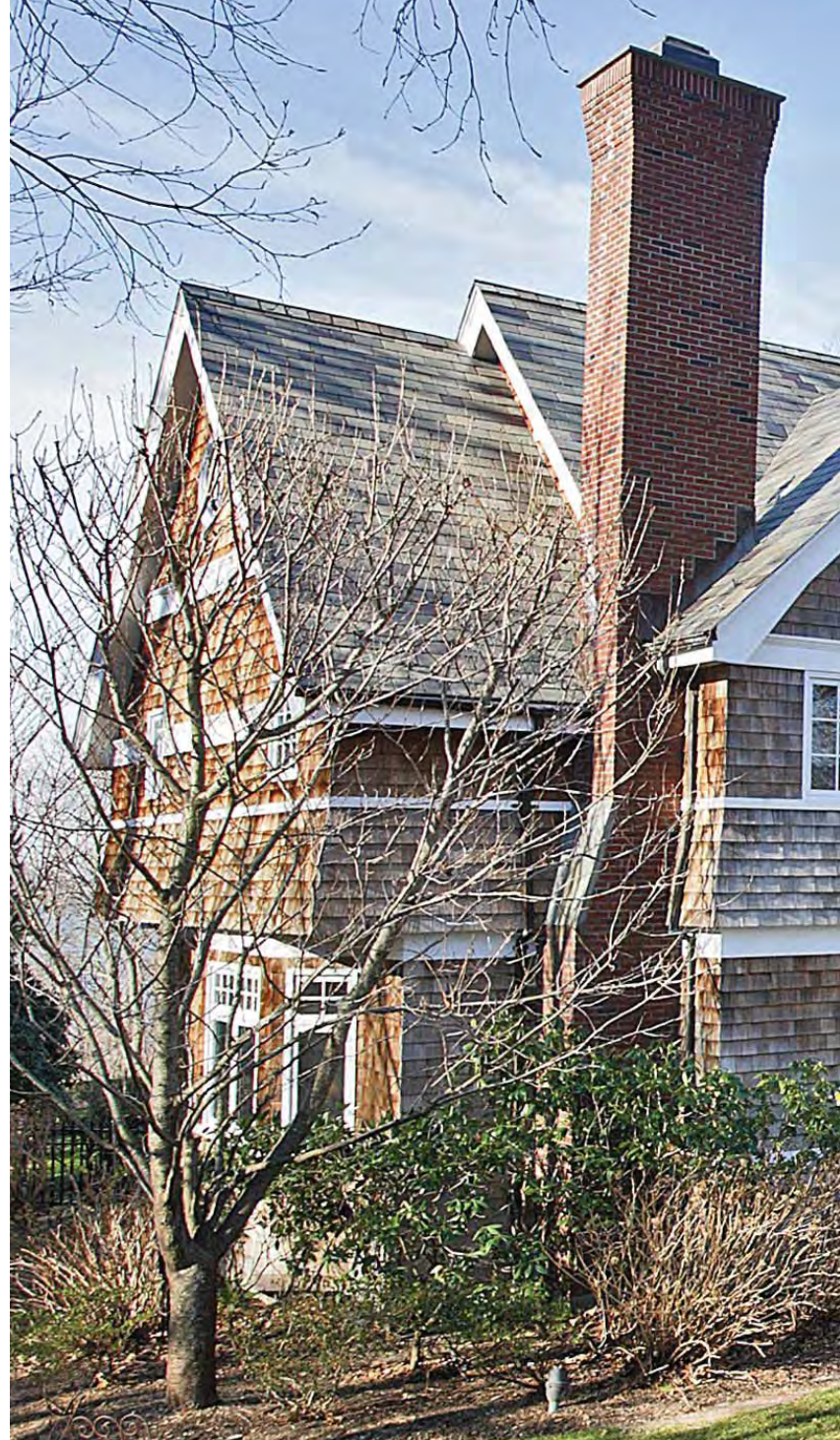
Along Long Island's Gold Coast,  
this Hamptons-style Colonial  
offers an opportunity like no other.

By Ken Weingartner

Since the beginning of the 20th century, Long Island's North Shore has been referred to as the Gold Coast. Home to elegant estates and famous residents, the area became engrained in the public's consciousness in the mid-1920s thanks to F. Scott Fitzgerald's novel *The Great Gatsby*.

Along this renowned stretch of Long Island is the village of Lloyd Harbor. Originally known in the late 1600s as Horse Neck because local farmers grazed their horses there, the area was a key location during the Revolutionary War and later became a desired Gold Coast destination. Yet although the 9.2-square-mile community is one of the largest incorporated villages in New York, it remains one of the least-densely populated as steps have been taken to preserve its natural beauty and ambiance.

Here, where history meets *haut monde*, is a home fittingly known



as None Such; an estate worthy of the Gold Coast's gold standard.

Situated on 3 manicured acres, the 10,000-square-foot custom-built Hamptons-style Colonial estate, completed in 1994, offers breathtaking views of Long Island Sound and includes a private beach and 115-foot bulkhead.

"The views are spectacular," says Coldwell Banker Residential Brokerage agent Rita Bender, who lists the \$5.5 million property. "Every room has a water view and there are western sunset views from throughout the home."

None Such features five bedrooms, four full baths, three half baths and four fireplaces.

The home's first floor includes an entrance foyer, living room with fireplace and adjacent pub room/bar. There is a cherry wood library with fireplace, family room with an exposed-beam vaulted ceiling





and fireplace, formal dining room, gourmet eat-in kitchen and three powder rooms.

An expansive master bedroom suite is the highlight of the second floor. The suite features two walk-in closets, a dressing room, a large bathroom with a Jacuzzi, a fireplace and a balcony. There are four additional bedrooms and two full baths.

The home's finished walk-out basement has a juice bar, full bath with steam shower, gym, studio and workshop.

Outdoors, the estate features extensive decking and multilevel bluestone patios as well as a large heated gunite pool. There is a 540-foot Belgium block lined and inset driveway on a cul-de-sac.

The estate is located in the Fort Hill section of Lloyd Harbor, not far from the historic Joseph Lloyd Manor House, a property developed in 1766 that later was home to aviator Charles Lindbergh, prior to World War II.



*'breathtaking views of Long Island Sound and includes a private beach and 115-foot bulkhead'*

Also nearby is Caumsett State Historic Park Preserve, approximately 1,500 acres of woodland, meadows, rock shoreline, salt marsh and former farm and garden areas that offer miles of bridle paths, walking, jogging, hiking, biking, cross-country skiing and nature trails. The park also has gardens, fishing and scuba diving by permit.

"Lloyd Harbor is a wonderful place and this estate is absolutely beautiful," says Bender. "The home has exquisite woodwork and hardwood flooring; the attention to detail is outstanding. It's a great home for entertaining, or for simply enjoying quiet time and relaxing.

"The name None Such is appropriate; there is none such home like this one." ♦



Lloyd Harbor, N.Y.

5 bedrooms, 4 full and 3 half baths

\$5,500,000

Represented by: Rita Bender

Coldwell Banker Residential Brokerage

T. 631.673.6800 | Rita.Bender@coldwellbankermoves.com





### LLOYD HARBOR, NEW YORK

This custom-crafted home on Cold Spring Harbor replicates the splendor of a Hamptons estate, with 10,000 square feet of beautifully appointed formal rooms with distinctive architectural elements such as pillars, fine woodwork, detailed molding and built-ins. Bluestone decks look out over 3 acres with a pool, private beach and views.

5 bedrooms, 4 full and 3 half baths | \$5,500,000  
 Represented by: Rita Bender, Associate Broker | C. 631.871.5470  
 Coldwell Banker Residential Brokerage | O. 631.944.8814



### GREAT RIVER, NEW YORK

Take in breathtaking views from this extraordinary waterfront home with 5 lavish levels of living. The residence boasts exquisite molding and millwork, a gourmet kitchen, 4 fireplaces, a home theater and a master suite with 2 custom baths. The 1.7 landscaped acres include a pool, hot tub, pool-side bar, private beach, bulkhead and a boat slip.

4 bedrooms, 4 full and 2 half baths | \$3,499,000  
 Represented by: Katherine Ferraro, Associate Broker | C. 631.235.8470  
 Coldwell Banker Residential Brokerage | O. 631.863.9800



### SANDS POINT, NEW YORK

Created by romantic modernist architect Norman Jaffee, this more than 7,000-square-foot stone masterpiece redefines elegant character with warmth. With a Spanish tile roof, high-ceiling entrance and grand living room, every room is designed with unique, custom architectural details. Enjoy magnificent grounds, a pool and a waterfall.

5 bedrooms, 5 full and 1 half baths | \$2,950,000  
 Represented by: Ran Cho, Associate Broker | C. 516.695.8251  
 Coldwell Banker Residential Brokerage | O. 516.365.5780



### OLD WESTBURY, NEW YORK

Spectacular custom home set on 2 beautiful acres, in a premier neighborhood in the Wheatley School District. Open, spacious rooms are ideal for entertaining, with a chef's gourmet kitchen, 2-story den and banquet-sized dining room. The 3-room, main-level master suite is one-of-a-kind with double dressing areas and a sitting room.

7 bedrooms, 5 full and 1 half baths | \$2,788,000  
 Represented by: Andrea Spitalnick, Licensed Salesperson | C. 516.946.3111  
 Coldwell Banker Residential Brokerage | O. 516.621.4336





### OLD WESTBURY, NEW YORK

Two acres of lawns create an idyllic setting for this Mediterranean-inspired residence in the Jericho School District. Entry leads to grand living areas with 4 fireplaces and a formal dining room, while the main-floor master suite is a romantic retreat. The breakfast area in the gourmet kitchen opens to a patio surrounded by gardens, a pool and spa.

6 bedrooms, 5 full and 1 half baths | \$2,699,000  
 Represented by: Robin Bender, Licensed Salesperson | C. 516.578.7831  
 Coldwell Banker Residential Brokerage | O. 516.621.4336



### OYSTER BAY COVE, NEW YORK

Nestled on the Old Woodward Estate, this stunning, 6-bedroom Williamsburg brick Colonial offers luxurious living at its best, with 4 fireplaces, a gourmet center-island kitchen, elegant formal areas and plenty of cozy space for relaxation. It is all set on almost 3 acres of exquisite towering trees, flowering gardens, verandas, pool and more.

6 bedrooms, 4 full and 2 half baths | \$2,295,000  
 Represented by: Karen Albuquer, Associate Broker | C. 516.816.5262  
 Coldwell Banker Residential Brokerage | O. 516.621.4336



### GREAT RIVER, NEW YORK

Set on 3.5 waterfront acres, minutes to Fire Island beaches, this home enjoys a premier location on the Connetquot River. Boasting 2 boat slips, deep-water docking and beautiful views from most rooms, the floor plan is designed for sophisticated living and easy entertaining, with a gourmet kitchen overlooking a pool and a formal living room.

4 bedrooms, 3 baths | \$2,399,000  
 Represented by: Katherine Ferraro, Associate Broker | C. 631.235.8470  
 Coldwell Banker Residential Brokerage | O. 631.863.9800



### MUTTONTOWN, NEW YORK

Privacy and perfection highlight this residence, offering a unique blend of elegant luxury and comfortable living. On almost 6 landscaped acres, the open floor plan includes a chef's kitchen with custom upgrades, a walk-out lower level and resort-inspired grounds with a pond, clay tennis court, pool, spa and deck with stainless kitchen.

5 bedrooms, 4 full and 1 half baths | \$2,389,000  
 Represented by: Lois Thompson, Associate Broker | C. 516.817.5647  
 Coldwell Banker Residential Brokerage | O. 516.864.8100





### GREAT RIVER, NEW YORK

Accented by water views, this spectacular 6,600-square-foot smart home offers spacious, beautifully appointed rooms with detailed molding, custom painting and Palladian windows. Perfect for entertaining, professionally maintained grounds feature a full outdoor kitchen, bath and saltwater heated pool with cascading water wall.

4 bedrooms, 4 full and 2 half baths | \$1,899,000  
 Represented by: Katherine Ferraro, Associate Broker | C. 631.235.8470  
 Coldwell Banker Residential Brokerage | O. 631.863.9800



### TUXEDO PARK, NEW YORK

Timeless elegance defines this classic 1910 estate, set on 1.8 acres with rolling lawns and mature plantings. This home exudes traditional splendor, while providing numerous renovations, updates and amenities. Interiors are bright, open and offer a wonderful flow, with high ceilings and walls of windows adding dramatic elements.

9 bedrooms, 4 full and 1 half baths | \$1,875,000  
 Represented by: James Collins, Sales Associate | C. 201.214.3621  
 Coldwell Banker Residential Brokerage | O. 201.767.0550



### PIERSON LAKES, NEW YORK

Magnificent custom estate set on 5.5 acres in the gated community of Pierson Lakes offers a gourmet chef's kitchen, exquisite banquet-sized dining room and an inviting 1st-level master suite. The living room and great room open to a tiered deck overlooking a gunite pool and lush grounds. Enjoy hiking, fishing and boating on the private lake.

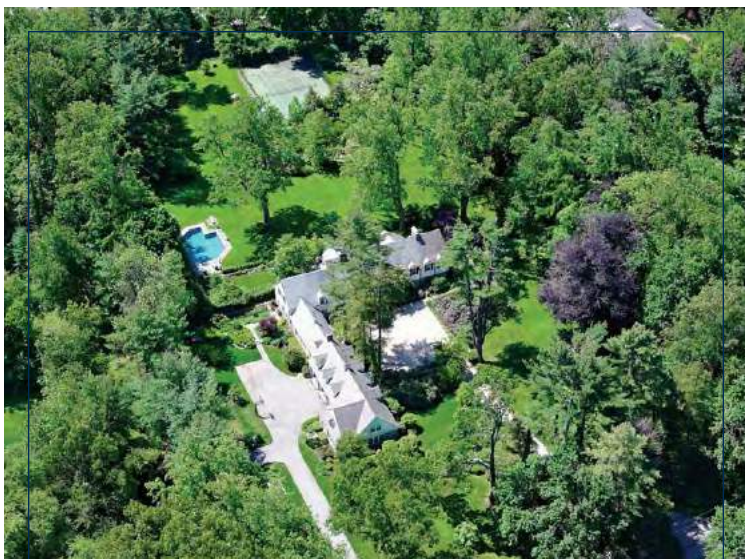
4 bedrooms, 4 full and 1 half baths | \$1,349,000  
 Represented by: Donna Budoff, Associate Broker | C. 914.393.5361  
 Coldwell Banker Residential Brokerage | O. 845.634.0400



### HUNTINGTON BAY, NEW YORK

Beautiful Hamptons-inspired home offers fine architectural elements, including soaring ceilings, hardwood flooring, walls of windows and an open floor plan. The entertaining spaces are ideal for casual or formal occasions, and the master suite boasts a hotel-style bath. Resort grounds include a lighted tennis court, pool and lush landscaping.

4 bedrooms, 5 full and 1 half baths | \$1,299,000  
 Represented by: Ginger Dara, Licensed Salesperson | C. 516.238.8629  
 Coldwell Banker Residential Brokerage | O. 631.673.6800



### SCARSDALE, NEW YORK

Magnificent manor on 5.39 acres in Murray Hill. Lavishly expanded and meticulously renovated with unsurpassed elegance. It provides luxurious living with a stunning Clive Christian kitchen opening to a family room. Separate 3-bedroom guest addition. Spectacular manicured grounds have a recessed English garden, heated pool and tennis court.

9 bedrooms, 7 full and 3 half baths | \$9,999,000  
 Represented by: Michele C. Flood | T. 914.420.6468  
 Coldwell Banker Residential Brokerage | [michele.flood@cbmoves.com](mailto:michele.flood@cbmoves.com)



### RYE, NEW YORK

Premier country estate is nestled on 2.4 exquisitely landscaped acres with heated pool, tennis court and picturesque pond. Old World elegance is evident with high ceilings, 6 fireplaces, distinctive architectural molding, 7,000+ square feet and updated amenities. Located in a prestigious country club area, convenient to the station and village of Rye.

7 bedrooms, 5 full and 2 half baths | \$3,995,000  
 Represented by: Michele C. Flood | T. 914.420.6468  
 Coldwell Banker Residential Brokerage | [michele.flood@cbmoves.com](mailto:michele.flood@cbmoves.com)



### RYE, NEW YORK

On 1.17 private acres is this Colonial with in-ground pool and stone terraces. Exceptional architectural details and entertaining spaces are found in this renovated home, the epitome of understated elegance. Enjoy a Rutt kitchen opening to breakfast and family rooms, a library, 3 fireplaces and a recreation room in one of Rye's most coveted neighborhoods.

7 bedrooms, 7 full and 2 half baths | \$3,850,000  
 Represented by: Michele C. Flood | T. 914.420.6468  
 Coldwell Banker Residential Brokerage | [michele.flood@cbmoves.com](mailto:michele.flood@cbmoves.com)



### RYE, NEW YORK

Stunning Milton Point 5-bedroom home, set high on a waterfront cul-de-sac with a 65-foot deck. Extraordinary renovations include a luxurious family room with beamed ceiling and limestone fireplace, Christopher Peacock kitchen, fantastic loft, and master suite with balcony and water views. Association shared gazebo, dock and 2 deep-water moorings.

5 bedrooms, 5 full and 1 half baths | \$3,299,000  
 Represented by: Michele C. Flood | T. 914.420.6468  
 Coldwell Banker Residential Brokerage | [michele.flood@cbmoves.com](mailto:michele.flood@cbmoves.com)





### PURCHASE, NEW YORK

Idyllically sited on 1.1 lush acres in Purchase Estates, on a cul-de-sac, is this exquisite 6-bedroom Colonial, circa 2003. Special features include soaring ceilings, luxurious architectural details, a custom kitchen opening to a sitting alcove, sunken family room, 2-room master suite and a 3,000-square-foot lower-level recreation and media room.

6 bedrooms, 6 full and 1 half baths | \$3,150,000

Represented by: Michele C. Flood | T. 914.420.6468

Coldwell Banker Residential Brokerage | [michele.flood@cbmoves.com](mailto:michele.flood@cbmoves.com)



### POUND RIDGE, NEW YORK

Enjoy breathtaking views of a private pond and 6.5-acre wooded landscape through spectacular 2-story walls of glass in this 7,700-square-foot Minimalist-style home. The dramatic contemporary design features a garden-level living room with 17-foot ceilings, Brazilian walnut floors, a spectacular floor-to-ceiling stone fireplace and an open dining area.

6 bedrooms, 7 full and 1 half baths | \$2,685,000

Represented by: Margot Friedlander | C. 914.275.3312

Coldwell Banker Residential Brokerage | [margot.friedlander@cbmoves.com](mailto:margot.friedlander@cbmoves.com)



### PELHAM, NEW YORK

Magnificent Colonial home set on beautiful grounds with a gated drive. Renovated, it features period details, high-end millwork, restored fireplaces, large-scale rooms and soaring ceilings. A welcoming grand entry, sweeping stairway, gourmet eat-in kitchen, state-of-the-art systems and a new stone family room complete this elegant residence.

7 bedrooms, 3 full and 2 half baths | \$2,025,000

Represented by: Ellen Steckler | T. 914.262.1504

Coldwell Banker Residential Brokerage | [ellensteckler@gmail.com](mailto:ellensteckler@gmail.com)



### BRIARCLIFF MANOR, NEW YORK

Magnificent, contemporary, French Colonial set on 2.5 acres on the grounds of Sleepy Hollow Country Club. It offers a completely updated open layout, living room with soaring fireplace and walls of windows, gourmet kitchen and 1st-floor master suite with office. A lower level has a media room, wet bar, gym, wine cellar and guest suite.

4 bedrooms, 4 full and 2 half baths | \$1,875,000

Represented by: Hillary Landau & Suzan Zeolla

Coldwell Banker Residential Brokerage | T. 914.907.2444 | T. 914.557.1885





### CLINTON, CONNECTICUT

Live at The Hammocks, a 55+ community, in this custom, 3,400+ square-foot home with beautiful tidal marsh views. Superbly crafted, it features an open floor plan, custom molding, Otis elevator, high efficiency heating and central air, a central vacuum, security system, Cucina kitchen, luxurious master suite and a bluestone patio with built-in grill.

2 bedrooms, 2 full and 2 half baths | \$1,300,000  
 Represented by: Kim Fetera | Coldwell Banker Residential Brokerage  
 T. 203.430.5660 | kim.fetera@cbmoves.com



### SIMSBURY, CONNECTICUT

Set on a lush, 1-acre cul-de-sac in Brownstone Turn, this Colonial home has 12 rooms brimming with fine details, including rich molding, built-in bookcases and French doors. A 35-foot foyer leads to a chef's kitchen, beamed family room with fireplace, 1st-floor master, a heated sunroom, 4-car garage with workshop and a walk-out lower level.

5 bedrooms, 4 full and 3 half baths | \$1,299,000  
 Represented by: Katie French | Coldwell Banker Residential Brokerage  
 C. 860.977.3802 | katie.french@cbmoves.com



### RYE, NEW YORK

Breathtaking views of Long Island Sound and Kirby Mill Pond can be seen from nearly every room in this delightful, remodeled Colonial. Set on a dramatic, 1.3-acre waterfront locale, this home offers incredible privacy amid 10 spacious rooms, 3 to 4 bedrooms, formal gardens, a sparkling infinity pool and a guesthouse.

4 bedrooms, 4 full and 2 half baths | \$11,950,000  
 Represented by: Sula Pearlman & Nancy Neuman | T. 914.393.4104  
 Coldwell Banker Residential Brokerage | nancy.neuman@cbmoves.com



### MAMARONECK, NEW YORK

Georgian-style masterpiece is set on the shores of Long Island Sound, with a dock and beautiful water views. Impressive, yet warm and inviting, this 10,000+ square-foot home features exceptional architectural details, designer rooms, Palladian windows, a Christopher Peacock kitchen, 6 bedrooms and stunning grounds with terraces and a pool.

6 bedrooms, 7 full and 1 half baths | \$11,500,000  
 Represented by: Edi Giguere | Coldwell Banker Residential Brokerage  
 T. 917.667.7607 | edi.giguere@cbmoves.com







### GREENWICH, CONNECTICUT

Romantic ambience amid pastoral splendor engulfs this magnificent estate set on 27 acres. An extraordinary opportunity to reinvigorate an enormously charming home or construct a new, custom heirloom of your own. Three separate deeded lots include 4 acres on Close Road, 5.75 acres on Topping Road and 17.44 acres on Topping Road.

6 bedrooms, 5 full and 2 half baths | \$24,000,000  
 Represented by: Tamar Lurie | Coldwell Banker Residential Brokerage  
 C. 203.536.6953 | tamarlurie@aol.com



### NEW CANAAN, CONNECTICUT

Hidden behind custom-designed iron gates, this spectacular estate spans 11+ acres of privacy. The luxurious 15,000-square-foot home was custom built to the highest standards. A slate roof, circular drive, rich masterful architecture and handcrafted custom details captivate every sense in this brick estate. Only 60 minutes from New York City.

8 bedrooms, 8 full and 3 half baths | \$10,800,000  
 Represented by: Arlene Bubbico | Coldwell Banker Residential Brokerage  
 C. 203.984.2327 | arlene.bubbico@cbmoves.com



### GREENWICH, CONNECTICUT

Stunning French Normandy residence on one of the best streets in Greenwich. Set on 2 acres, it offers 13,500+ square feet, high ceilings, molding, woodwork, large formal rooms, a gourmet kitchen and a 4-room master suite. Enjoy a full-size basketball/squash court, gym, sauna, massage room, wine cellar, home theater, playroom and pool.

7 bedrooms, 7 full and 2 half baths | \$10,500,000  
 Represented by: Monica Webster | T. 203.952.5226  
 Coldwell Banker Residential Brokerage | monicawebster@me.com



### GREENWICH, CONNECTICUT

Realize your dreams of living in backcountry Greenwich at this magnificent, 13.6-acre estate. Nestled lakeside in prestigious Round Hill, this custom home features captivating architecture, elegant rooms, cathedral ceilings, arched windows, 3 fireplaces, 4 bedrooms, French doors, an indoor pool, guesthouse, gate house and a barn.

4 bedrooms, 3 full and 1 half baths | \$9,949,000  
 Represented by: Barbara B. Zaccagnini | C. 203.249.1454  
 Coldwell Banker Residential Brokerage | bzaccagnini@hotmail.com





### GREENWICH, CONNECTICUT

This spectacular, direct-waterfront home is situated high on 1.25 acres in the exclusive Belle Haven gated community, with a private club, beach rights, tennis and boating. Superbly renovated, it features 4 fireplaces, an eat-in kitchen with adjacent family room, master suite with balcony, large terrace and a sprawling lawn to the water's edge.

4 bedrooms, 3 baths | \$9,750,000

Represented by: Monica Webster | Coldwell Banker Residential Brokerage  
T. 203.952.5226 | monicawebster@me.com



### WESTPORT, CONNECTICUT

Set on over an acre of lush grounds, on the shore of Long Island Sound, this New England Shingle-style home perfectly captures stunning water views from nearly every room. A deep-water dock, classic architecture, custom millwork and the finest finishes create a timeless, yet sophisticated environment for today's modern lifestyle.

6 bedrooms, 7 full and 1 half baths | \$7,299,500

Represented by: Emily Gordon & Karen Scott  
Coldwell Banker Residential Brokerage | E. 203.451.6432 | K. 203.613.9200



### GREENWICH, CONNECTICUT

Dramatic estate is set on 2.5 lush acres with a pool, spa and gazebo. Old World elements, limestone columns, custom windows and herringbone floors enhance this 10,000+ square-foot European vision. A magnificent kitchen, glorious bedroom suites, garden-level rooms and sophisticated lighting add to the magic of this regal home.

5 bedrooms, 6 full and 2 half baths | \$7,250,000

Represented by: Tamar Lurie | Coldwell Banker Residential Brokerage  
T. 203.536.6953 | tamarlurie@aol.com



### GREENWICH, CONNECTICUT

Gracious 6-bedroom Colonial home on Round Hill Road is set on 4+ acres with a pool and tennis court. Discover large and airy rooms with a wonderful flow for entertaining, including the living room that opens to the rear terraces and the kitchen with adjacent 2-story family room. May be purchased furnished.

6 bedrooms, 6 full and 2 half baths | \$5,950,000

Represented by: Kathryn Clauss & Joanne Mancuso  
Coldwell Banker Residential Brokerage | K. 203.622.1100 | J. 203.677.3887





### OLD GREENWICH, CONNECTICUT

Savor wildlife at play and breathtaking sunsets over Long Island Sound from this wonderful contemporary home with established estate grounds and a brand-new dock overlooking Greenwich Cove. Sited on .75 of an acre with nearly 5,000 square feet of dynamic living space, all focused around the free-spirited beauty of the landscape.

4 bedrooms, 4 full and 1 half baths | \$3,995,000

Represented by: Diane Dutcher | Coldwell Banker Residential Brokerage  
T. 203.249.2491 | dutcherdi@aol.com



### GREENWICH, CONNECTICUT

Nestled at the crest of a 1.5-acre cul-de-sac, with spectacular pond and unrivaled privacy, is this captivating Georgian Colonial. A dramatic foyer welcomes you to an open floor plan infused with numerous technical upgrades, an oversized living room with fireplace, chef's kitchen with breakfast room and a luxurious master suite.

5 bedrooms, 5 full and 2 half baths | \$3,995,000

Represented by: Tamar Lurie | Coldwell Banker Residential Brokerage  
T. 203.536.6953 | tamarlurie@aol.com



### GREENWICH, CONNECTICUT

Situated on 1.4 acres in a desirable area, this exquisite 5-bedroom Colonial home features an open floor plan and a lower level that leads to a covered terrace with a 3-season fireplace.

5 bedrooms, 4 full and 2 half baths | \$3,925,000

Represented by: Joanne Mancuso & Kathryn Clauss  
Coldwell Banker Residential Brokerage | T. 203.667.3887 | T. 203.918.3881  
jmancusocoldwell@aol.com | clausshaus@aol.com



### GREENWICH, CONNECTICUT

Palatial stone-faced Colonial on 5+ private acres has custom features including limestone, travertine and wide-plank oak floors, custom molding and generous built-ins. Magnificent great room offers a 20-foot domed ceiling, Juliet balcony and French doors to the patio and pool. A gourmet kitchen has top-of-the-line appliances and skylights.

5 bedrooms, 6 full and 3 half baths | \$3,895,000

Represented by: April Gasparino & Jay Cooke  
Coldwell Banker Residential Brokerage | T. 914.804.4779 | T. 203.253.2920





### GREENWICH, CONNECTICUT

Lush lawns, specimen trees and beautiful meadows encompass this magnificent English Manor-style home, set in the Chieftans estates area. Tucked behind a gated drive, this home features a sprawling foyer, elegant rooms, superb details, a gourmet kitchen with breakfast room, game room and luxurious 1st-floor master suite.

4 bedrooms, 4 full and 2 half baths | \$3,795,000

Represented by: Tamar Lurie | Coldwell Banker Residential Brokerage  
C. 203.536.6953 | tamarlurie@aol.com



### RIVERSIDE, CONNECTICUT

Beautifully renovated and expanded, this home embodies sophisticated charm with extraordinary amenities. The comfortable floor plan offers a sun-filled, elegant ambiance with a 2-story entry hall and 10-foot ceilings, and has a gourmet kitchen, breakfast room, family room and patio that overlook a beautiful pool, pool house and a private backyard.

6 bedrooms, 6 full and 1 half baths | \$3,999,000

Represented by: Christy Fraser | T. 203.637.4581  
Coldwell Banker Residential Brokerage | christy.fraser@cbmoves.com



### COS COB, CONNECTICUT

Set on a park-like acre, this gracious residence has been superbly crafted, featuring extensive millwork, coffered ceilings and glorious hardwood floors. A 2-story foyer leads to 3 floors of luxurious living spaces, including a family room with stone fireplace, eat-in gourmet kitchen, 5 bedrooms, a home office and a 3rd-floor game/media room.

5 bedrooms, 4 full and 1 half baths | \$3,295,000

Represented by: Suzanne Armstrong | T. 203.253.3952  
Coldwell Banker Residential Brokerage | suzyarm@aol.com



### GROTON LONG POINT, CONNECTICUT

Set in picturesque Groton Long Point, this spectacular waterfront residence is superbly crafted and features an open layout with expansive rooms, exquisite details and water views from nearly every corner. Rare opportunity to own a piece of paradise in a renowned waterfront community, with protected deep-water docks and an active area yacht club.

4 bedrooms, 3 full and 1 half baths | \$2,950,000

Represented by: Nancy Budd | Coldwell Banker Residential Brokerage  
T. 203.984.8922 | nancy.budd@cbmoves.com





### COS COB, CONNECTICUT

Presiding over 1.75 sylvan acres, this beautifully appointed Colonial home offers well-proportioned rooms, sophisticated charm and 21st-century luxuries. Enjoy an elegant step-down living room with fireplace and terrace doors, a gourmet kitchen, adjacent family room with fireplace, 2 master suites and a walk-out lower level with gym and sauna.

5 bedrooms, 5 full and 2 half baths | \$3,295,000

Represented by: Elizabeth B. Johnson | 203.253.7412

Coldwell Banker Residential Brokerage | elizabeth.johnson@cbmoves.com



### LYME, CONNECTICUT

A reconstructed, antique Cape home, circa-1787, serves as the centerpiece for this majestic 23-acre estate, featuring a historic barn/studio, 2-bedroom guesthouse, 2-level gallery, copper-clad conservatory, English boxwood gardens, intricate stonework and a spring-fed pond. Enjoy limitless versatility and privacy.

3 bedrooms, 2 full and 1 half baths | \$2,395,000

Represented by: Jeanne Rutigliano | T. 860.460.0478

Coldwell Banker Residential Brokerage | jeanne.rutigliano@cbmoves.com



### WILTON, CONNECTICUT

Exquisite estate of 5.65 private acres with pool, patios and lush gardens. Totally renovated with light-filled formal rooms, French doors and soaring ceilings. There is a gourmet kitchen with dramatic dining area, family room with stone fireplace and a stunning master suite. A separate pool house has a large, open entertainment area with office and exercise room.

5 bedrooms, 5 full and 2 half baths | \$2,299,000

Represented by: Kathleen Brennan | T. 203.984.6966

Coldwell Banker Residential Brokerage | kbennanrealtor@gmail.com



### ROXBURY, CONNECTICUT

Embrace the tranquility, countryside air and scenic views from this magnificent, 42-acre equestrian estate offering a 5-bedroom, 6,000-square-foot main home with renovated chef's kitchen, screening room, sprawling deck and patio. Picturesque grounds hold a pond, trails and an updated barn with tack room, 14 stalls, an office and an apartment.

5 bedrooms, 5 full and 1 half baths | \$1,990,000

Represented by: Deborah Laemmerhirt | T. 203.994.4297

Coldwell Banker Residential Brokerage | deborah.laemmerhirt@cbmoves.com





### OLD LYME, CONNECTICUT

Perched high atop weathered rock ledges, overlooking the Connecticut River, this alluring architectural masterpiece was designed and built to a standard of quality and luxury rarely seen. Integrated pools animate the inspiring exterior with stone terraces, waterfalls, pergolas and Connecticut River panoramas. Association dock and tennis.

3 bedrooms, 2 full and 1 half baths | \$2,100,000

Represented by: Judy Schaaf & Joe Rhodes

Coldwell Banker Residential Brokerage | T. 860.227.3688 | T. 860.227.0921



### LYME, CONNECTICUT

Beautiful waterfront estate enjoys spectacular sunsets over Whalebone Cove, with privacy and direct small-boat access to the Connecticut River. Antique elements blend with post-and-beam craftsmanship; plus there is a gourmet kitchen, great room and library, all warmed by granite fireplaces, a 1st-floor master, stone patio and a carriage house.

4 bedrooms, 3 full and 1 half baths | \$1,550,000

Represented by: Evan S. Griswold & Jodi Strycharz

Coldwell Banker Residential Brokerage | T. 860.395.4420 | T. 860.884.3011



### SIMSBURY, CONNECTICUT

Two acres of park-like grounds surround this exceptionally private, 5-bedroom country home. Architect-designed by Kember, the home features stunning details, a flowing layout, 2-story family room with soaring stone fireplace, Klaff chef's kitchen, 1st-floor master suite, granite terrace, meditation garden and a gunite pool.

6 bedrooms, 6 full and 1 half baths | \$1,399,000

Represented by: Katie French | Coldwell Banker Residential Brokerage

T. 860.977.3802 | katie.french@cbmoves.com



### RIDGEFIELD, CONNECTICUT

A private winding lane, picturesque views, and 3+ acres provide the setting for this 5,000+ square-foot Colonial home in Blackledge Farm. A grand 2-story foyer introduces you to 10 elegant, well-appointed rooms. A vaulted screened porch opens to an exceptional brick patio with hot tub, outdoor kitchen and manicured grounds.

4 bedrooms, 3 full and 3 half baths | \$1,389,000

Represented by: Martha Handy | Coldwell Banker Residential Brokerage

T. 203.241.5384 | martha.handy@cbmoves.com





### ALPINE, NEW JERSEY

This custom-crafted, palatial estate on 2 gated acres is designed for the discriminating purchaser, affording luxury and opulence at every turn. Amid the approximately 20,000 square feet are 18 rooms; exotic and semi-precious marble accent the main rooms; and deluxe amenities, including a private elevator, are plentiful.

8 bedrooms, 8 full and 2 half baths | \$9,995,000  
 Represented by: Lili Maali, Sales Associate | C. 917.902.4417  
 Coldwell Banker Residential Brokerage | O. 201.891.6700



### SADDLE RIVER, NEW JERSEY

A gated entry introduces this private French country estate on nearly 6 acres. Offering the epitome of luxury and grandeur, this manor home features exceptional amenities, along with an elevator, 7 fireplaces and bluestone patios. Exquisite grounds feature gardens, a pool with waterfall, hot tub, grotto, plunge pool and a 5-car garage.

5 bedrooms, 5 full and 2 half baths | \$8,200,000  
 Represented by: Linda Muller, Broker Sales Associate | C. 201.264.7880  
 Coldwell Banker Residential Brokerage | O. 201.930.8820



### MILLBURN TOWNSHIP, NEW JERSEY

Nestled in a wooded, fairy-tale setting, yet convenient to NYC, this historic Tudor-style estate will charm you with its Old World craftsmanship. Impeccably maintained, this home features beautifully appointed rooms and numerous luxury amenities. Enjoy original woodwork, hardwood plank floors, beamed ceilings and 9 fireplaces.

6 bedrooms, 5 full and 2 half baths | \$5,595,000  
 Represented by: Elaine Pruzon, Sales Associate | C. 973.715.8555  
 Coldwell Banker Residential Brokerage | O. 973.376.5200



### MILLBURN TOWNSHIP, NEW JERSEY

Escape to the timeless beauty and grandeur of this custom home inspired by French chateaus. Experience the luxuries of spacious rooms with breathtaking ceilings, handcrafted millwork and details, magnificent grounds, indoor and outdoor pools and a countryside setting close to NYC.

7 bedrooms, 8 full and 2 half baths | \$5,495,000  
 Represented by: Elaine Pruzon, Sales Associate | C. 973.715.8555  
 Coldwell Banker Residential Brokerage | O. 973.376.5200





### SADDLE RIVER, NEW JERSEY

A premier Saddle River address is the setting for this extraordinary estate. Grand, luxurious rooms are exquisitely appointed and designed to accommodate intimate gatherings or elaborate affairs. A product of select materials and the highest attention to detail, this stately home features an elevator and superior craftsmanship.

6 bedrooms, 6 full and 2 half baths | \$5,399,000  
 Represented by: Paula Shepherd, Sales Associate | C. 201.788.2319  
 Coldwell Banker Residential Brokerage | O. 201.825.2400



### MONMOUTH BEACH, NEW JERSEY

The owners of this magnificent 7,300-square-foot, Shingle-style residence have expanded and redesigned the original architectural details, while bringing it into the 21st century. The spacious back porch and balconies offer breathtaking views of the Shrewsbury River, while the infinity-edge pool with circular hot tub features views of majestic sunsets.

5 bedrooms, 5 full and 1 half baths | \$5,295,000  
 Represented by: Pauline Poyner, Sales Associate | C. 732.766.3330  
 Coldwell Banker Residential Brokerage | O. 732.842.3200



### BERNARDSVILLE, NEW JERSEY

Whispering Brook is on 30 acres that rival an enchanted botanical park. Stroll pathways graced by specimen trees, footbridges and koi ponds to the guesthouse, or venture to the brook, where tranquility reigns supreme. Beautiful additions to the main house, constructed in 1765, offer a spacious kitchen, master suite, wine cellar and more.

8 bedrooms, 5 full and 2 half baths | \$4,410,000  
 Represented by: Michael Bisk, Sales Associate | C. 908.451.4400  
 Coldwell Banker Residential Brokerage | O. 908.754.7511



### MENDHAM, NEW JERSEY

Opulence meets sophistication in this grand estate with interiors of marble, hardwood, intricate molding and leaded glass. Six bedrooms, 5 en suite, are provided, as is a 2-bedroom, 2-bath apartment suite. An exercise room, wine cellar, media room and pub room complete this home. Gardens, fountains, terraces and a pool highlight the grounds.

8 bedrooms, 8 full and 4 half baths | \$4,200,000  
 Represented by: Elizabeth "Betty" Kiser & Ellen Gordon, Sales Associates  
 Coldwell Banker Residential Brokerage | C. 201.401.0793 | O. 973.543.2552







### FAR HILLS, NEW JERSEY

Exceptional quality distinguishes this custom estate with spacious main rooms, including a windowed great room, gourmet kitchen and banquet-sized dining room. On over 10 acres, the grounds feature a pool, patio, walkways and a pond with waterfall. Includes an over 3,400-square-foot Morton building suitable for cars, boats or indoor play.

5 bedrooms, 6 full and 1 half baths | \$3,495,000  
 Represented by: Ann Calistri, Sales Associate | C. 908.507.4924  
 Coldwell Banker Residential Brokerage | O. 908.766.2900



### CHESTER, NEW JERSEY

Enter your own world of luxury with a floating grand entry staircase, custom millwork, colonnaded gallery, stunning murals and a state-of-the-art home theater in this majestic manor home, nestled in Roxiticus Valley. Relish the gourmet kitchen, banquet-sized formal areas, mahogany library, outer patios and more, just 3 miles from NYC trains.

5 bedrooms, 6 full and 2 half baths | \$3,795,000  
 Represented by: Flor de Maria Thomas, Sales Associate | C. 973.214.7553  
 Coldwell Banker Residential Brokerage | O. 973.543.2552



### HARDING TOWNSHIP, NEW JERSEY

This private estate offers an amazing foyer, 1st-floor master suite, 2 luxury kitchens, a formal great room, a gorgeous living and dining room, media room, game room, gym and European-style galley. Set on 3.96 acres with a pool, patios, a gazebo and stunning grounds.

5 bedrooms, 6 full and 1 half baths | \$3,650,000  
 Represented by: Brenda Russell & Jennifer Nielsen, Sales Associates  
 Coldwell Banker Residential Brokerage  
 C. 973.452.6318 | O. 973.377.4444



### UPPER SADDLE RIVER, NEW JERSEY

This custom French Chateau typifies modern-day elegance with grand main rooms displaying extraordinary woodwork, lavish use of stone and marble and exceptional amenities. Five bedrooms with en suite baths include a sumptuous, spacious master retreat. Entertain on the lower level with custom bar, movie theater and dance studio.

5 bedrooms, 4 full and 3 half baths | \$3,599,000  
 Represented by: Irene Cuffe, Sales Associate | C. 201.887.3472  
 Coldwell Banker Residential Brokerage | O. 201.825.7700





### BOONTON TOWNSHIP, NEW JERSEY

Like a castle, this stately, granite estate on a quiet cul-de-sac will captivate you with its handcrafted custom details and luxurious amenities, including a paver circular driveway with front fountain; Brazilian mahogany floors, molding and foyer staircase; 5 fireplaces; a media room; upper balcony; lower level with sauna; and a spa-inspired pool.

7 bedrooms, 5 full and 2 half baths | \$3,500,000  
 Represented by: Anne Fisher, Sales Associate | C. 201.602.1304  
 Coldwell Banker Residential Brokerage | O. 973.263.0400



### HOLMDEL, NEW JERSEY

Superior craftsmanship, custom features and classic architecture underscore this 7,800-square-foot home with a 4,200-square-foot unfinished walk-out lower level. In a prime Holmdel location, the 4.6 private acres of resort-inspired property include a pool, spa, multiple cabanas, a full-size tennis/basketball court, cooking center and full bar.

6 bedrooms, 4 full and 1 half baths | \$2,999,000  
 Represented by: Coldwell Banker Residential Brokerage  
 T. 973.630.9368



### TEWKSBUARY TOWNSHIP, NEW JERSEY

This Georgian Colonial is set on 10+ pristine acres with exquisite molding and millwork, coffered ceilings, sunny casual areas and expansive rooms—ideal for entertaining. A mahogany-paneled billiards room leads to a 2,500-bottle wine cellar, and most bedrooms feature private baths. The resort setting has an outdoor kitchen, patios, hot tub, pool and spa.

6 bedrooms, 7 full and 2 half baths | \$3,299,000  
 Represented by: William Landesman, Sales Associate | C. 908.797.9424  
 Coldwell Banker Residential Brokerage | O. 908.766.2900



### KINNELON, NEW JERSEY

Lakefront mansion in Smoke Rise. Panoramic lake views and stunning sunsets enhance this spectacular 9,000+ square-foot estate set on 6.5 private acres. Enjoy a fabulous pool, a lake that is within footsteps, and all the amenities of the prestigious Smoke Rise community. Easy commute to NYC.

7 bedrooms, 6 full and 2 half baths | \$3,250,000  
 Represented by: Barbara Columbia, Sales Associate | C. 973.975.5378  
 Coldwell Banker Residential Brokerage | O. 973.838.8400





### LIVINGSTON, NEW JERSEY

This exquisite Bel Air estate, nearing completion, offers the finest materials, thoughtful design and an incomparable location. Set on over 1 private acre, the 9,800-square-foot home boasts 18 spacious rooms, a breathtaking 1,465-square-foot master suite, stunning cook's kitchen, 3 fireplaces, incredible architectural detail and every amenity.

6 bedrooms, 7 full and 1 half baths | \$3,250,000  
 Represented by: Marion Weiss, Sales Associate | C. 973.568.3034  
 Coldwell Banker Residential Brokerage | O. 973.994.4323



### BERNARDSVILLE, NEW JERSEY

Located in the beautiful setting of the Bernardsville Mountain, this estate offers fine finishes including the family room with coffered ceiling, built-ins and fireplace; hardwood floors and custom library; and gourmet kitchen with center island and butler's pantry. Enjoy the walk-out lower level with 2nd family room, fireplace and game room with wet bar.

5 bedrooms, 7 full and 1 half baths | \$3,125,000  
 Represented by: Gale Sauchelli, Sales Associate | C. 908.672.8931  
 Coldwell Banker Residential Brokerage | O. 908.766.2900



### MIDDLETOWN, NEW JERSEY

Relish the views, manicured lawns and landscaped gardens of this spectacular 9-acre estate on one of the highest points overlooking the Navesink River and Atlantic Ocean. A cottage with garage, greenhouse with workshop and pool enhance the 5,000-square-foot main house with wine cellar, living and family rooms with water views, and more.

4 bedrooms, 4 full baths | \$2,700,000  
 Represented by: Joyce Bell, Broker Sales Associate | C. 732.614.5200  
 Coldwell Banker Residential Brokerage | O. 732.842.3200



### MIDDLETOWN, NEW JERSEY

English country manor estate, nestled on 11+ acres in the Hills of Locust, boasts a 10-foot Easement to the Navesink River, plus direct access to 500 acres of horse trails. The 3-story main house has been restored. A 3-bedroom guesthouse has rental capability.

6 bedrooms, 5 full and 1 half baths | \$2,600,000  
 Represented by: Mary Loux "Dubie" McDonnell, Broker Sales Associate  
 Coldwell Banker Residential Brokerage  
 C. 732.614.3874 | O. 732.842.3200





### LIVINGSTON, NEW JERSEY

Designed by a famous artist, this Bel Air Woods home showcases exceptional architectural integrity in every detail, from the ornate wrought-iron main stairs and balcony to the Italian Pedini kitchen. The walk-out basement leads to a beautiful private backyard boasting a 3-tiered patio overlooking the magnificent wooded views.

5 bedrooms, 4 full and 1 half baths | \$2,400,000  
 Represented by: Dalia Shliechkorn, Sales Associate | C. 908.447.5727  
 Coldwell Banker Residential Brokerage | O. 973.994.4323



### BERNARDSVILLE, NEW JERSEY

Blending graceful architecture with superior craftsmanship is this custom French Country home at the heart of "The Mountain." The spacious kitchen with solarium eating area flows to family room with stone fireplace. Over 8 acres boast a bluestone terrace and resort-style amenities, including a lighted tennis court, pool and carriage house.

5 bedrooms, 5 full and 2 half baths | \$2,220,000  
 Represented by: Flor de Maria Thomas, Sales Associate | C. 973.214.7553  
 Coldwell Banker Residential Brokerage | O. 973.543.2552



### MENDHAM, NEW JERSEY

Down a shady lane, approximately 1 mile from Mendham village center, you will find this custom French manor. Among the luxurious main rooms offering unique architectural elements are a spectacular great room, gourmet kitchen and a sumptuous, private master suite. Six acres of lush grounds are dotted by fabulous gardens.

4 bedrooms, 3 full and 2 half baths | \$1,995,000  
 Represented by: Flor de Maria Thomas, Sales Associate | C. 973.214.7553  
 Coldwell Banker Residential Brokerage | O. 973.543.2552



### FREEHOLD, NEW JERSEY

Grand in beauty and dimension, this estate is set behind a gated entry on over 6 private acres. Offering such indulgences as 2 master suites, a chef's kitchen and home theater, it features stunning elements that include soaring coffered ceilings, a sweeping staircase and custom woodwork, creating the perfect atmosphere for fabulous entertaining.

6 bedrooms, 6 baths | \$2,250,000  
 Represented by: Larry Soto, Sales Associate | C. 732.429.2294  
 Coldwell Banker Residential Brokerage | O. 732.494.7700





### HOLMDEL, NEW JERSEY

This luxurious, 8,000-square-foot, custom estate is accentuated by beautiful country views, a grand marble foyer with soaring ceiling and Cinderella staircase, tremendous gourmet kitchen with multiple islands, porcelain-tile radiant-heat floor, and master bedroom with 2 fireplaces.

6 bedrooms, 6 full and 1 half baths | \$2,149,000  
 Represented by: Teresa "Tracy" Pavlinetz, Sales Associate  
 Coldwell Banker Residential Brokerage  
 C. 908.930.5124 | O. 732.946.9600



### FRANKLIN LAKES, NEW JERSEY

Impressive in design and size, this estate home spares no detail of extravagance. The main level features large rooms designed for entertaining, along with gorgeous millwork, custom built-ins, a storybook staircase, formal dining and living rooms, a custom master suite and bedrooms with private baths. A patio overlooks the beautiful grounds.

5 bedrooms, 4 full and 2 half baths | \$2,199,000  
 Represented by: Lili Maali, Sales Associate | C. 917.902.4417  
 Coldwell Banker Residential Brokerage | O. 201.891.6700



### HOLMDEL, NEW JERSEY

Vibrant architecture, grand space and custom details adorn this estate nestled on a cul-de-sac bordering magnificent Holmdel Park. Luxuries abound, including volume, coffered and tray ceilings; lavish windows with park views; multiple doors to a wraparound terrace; and a walk-out lower level with media room, wine cellar, sauna, hot tub and more!

5 bedrooms, 6 baths | \$1,990,000  
 Represented by: Barbara Alvarez, Sales Associate | C. 732.616.7093  
 Coldwell Banker Residential Brokerage | O. 732.946.9600



### NORWOOD, NEW JERSEY

Custom-designed by the builder, this home boasts incredible curb appeal, surrounded by 1.92 acres with blooming gardens, an in-ground pool with spa and a double-tiered deck. Designed for fine family living, the home offers more than 6,000 square feet and features entertaining rooms and a lower level with theater, gym, game room and wine cellar.

5 bedrooms, 4 full and 2 half baths | \$2,188,777  
 Represented by: Paula Clark, Sales Associate | C. 201.280.0056  
 Coldwell Banker Residential Brokerage | O. 201.930.8820





### MADISON, NEW JERSEY

This 7,200-square-foot, European-style manor home is the contemporary castle of your dreams. Newly built, the home offers exquisite woodwork and hardwood floors, wrought iron railings and window details, 3 fireplaces, a center spiral staircase, pocket doors, gourmet country kitchen, marble and tiled baths, a stone patio and gardens.

6 bedrooms, 6 full and 1 half baths | \$1,999,000  
 Represented by: Peggy Lee Peterson & Donald Marcy, Sales Associates  
 Coldwell Banker Residential Brokerage | O. 973.377.4444



### KINNELON, NEW JERSEY

This magnificent French country home is located on the top of the mountain. Situated on almost 7 acres, this home has breathtaking panoramic views of the New York skyline. Walls of windows and wrap-around decking overlook the heated in-ground pool. This 5,800-square-foot home features a gourmet kitchen and a 5-car garage.

4 bedrooms, 3 full and 1 half baths | \$1,987,000  
 Represented by: Claude Hohne, Sales Associate | C. 973.670.4893  
 Coldwell Banker Residential Brokerage | O. 973.267.8990



### MOUNTAINSIDE, NEW JERSEY

This luxurious Beer & Coleman-designed Tudor-style home invites you to experience its spacious, light-filled array of custom touches, including extensive molding, hardwood and tiled floors, an office/den with French doors, 2 fireplaces, plenty of storage and a pool, all surrounded by panoramic views at the edge of the Watchung Reservation.

5 bedrooms, 3 full and 1 half baths | \$1,950,000  
 Represented by: Janice Good-Piga, Sales Associate | C. 908.759.6729  
 Coldwell Banker Residential Brokerage | O. 908.233.0065



### MENDHAM, NEW JERSEY

Classic elegance abounds in this custom brick and stucco manor home with 5 fireplaces, coffered ceilings, splendid molding, a Leonardis kitchen, approximately 6,500 square feet on 2 floors and a partially finished basement. The pool is surrounded by bluestone patios and glorious gardens. In an enclave of extraordinary homes.

5 bedrooms, 4 full and 3 half baths | \$1,875,000  
 Represented by: Nancy Spies, Sales Associate | C. 973.452.2657  
 Coldwell Banker Residential Brokerage | O. 973.543.2552





### WESTFIELD, NEW JERSEY

Featured in Design NJ Magazine, this stately Colonial blends traditional architecture with a fabulous addition, complete with an indoor lap pool and skylights. The spacious interior begins in the foyer with sweeping staircase and continues to the sunken living room with fireplace. Set on a half-acre lot with beautiful park-like grounds, a deck and patio.

4 bedrooms, 4 full and 1 half baths | \$1,950,000  
 Represented by: Frank D. Isoldi, Broker Sales Associate | C. 908.787.5990  
 Coldwell Banker Residential Brokerage | O. 908.233.5555



### KINNELON, NEW JERSEY

The prestigious gated community of Smoke Rise is the setting for this masterpiece with impeccable architectural design, exquisite details and a sparkling pool. Smoke Rise offers a distinctive lifestyle in a premiere, private residential club community, with a 120-acre lake, numerous social and sporting amenities and the elegant Smoke Rise Inn.

4 bedrooms, 3 full and 2 halves baths | \$1,695,000  
 Represented by: Barbara Columbia, Sales Associate | C. 973.975.5378  
 Coldwell Banker Residential Brokerage | O. 973.838.8400



### CHATHAM TOWNSHIP, NEW JERSEY

This charming stone Colonial with 3 fireplaces sits up a private lane close to shopping and restaurants. Spacious rooms feature an updated kitchen, beautiful dining room and family room with fireplace. Outside, 3-plus acres include a lighted recreation court.

5 bedrooms, 3 full and 2 half baths | \$1,675,000  
 Represented by: Deirdre Downey Coleman & Lynn Ross, Sales Associates  
 Coldwell Banker Residential Brokerage  
 C. 973.464.8159 | O. 973.377.4444



### MENDHAM, NEW JERSEY

Resting on a beautiful, private 5 acres at the end of a cul-de-sac, this custom, 5-bedroom home offers sunny, open rooms and a flexible floor plan. Designed with walls of windows to capture the gorgeous landscaping. There is a tennis court and an additional detached building.

5 bedrooms, 3 full and 1 half baths | \$1,500,000  
 Represented by: Pauline Derrick & Pam Tishman, Broker/Sales Associate  
 Coldwell Banker Residential Brokerage  
 C. 973.723.4760 | O. 973.543.2552





### INTERLAKEN, NEW JERSEY

On a .50-acre tree-lined property, this historic home will captivate you with its traditional architecture blended with remodeled formal and casual spaces. Relish a center-island kitchen with beaded inset cabinetry, Viking stove and granite; master suite with fireplace, sitting room and marble bath; a porte cochere; bluestone patio; and covered porches.

4 bedrooms, 4 baths | \$1,299,900  
 Represented by: Linda Henderson, Sales Associate | C. 732.927.0378  
 Coldwell Banker Residential Brokerage | O. 732.449.2777



### KINNELON, NEW JERSEY

Fronted in stone, this majestic home in the prestigious Grandview Estates community offers deluxe formal rooms, including the 2-story grand entry foyer with floating staircase and a dramatic great room revealing massive windows adorned in custom drapery. Private rear grounds feature an in-ground pool with waterfall and breathtaking views.

5 bedrooms, 4 full and 1 half baths | \$1,425,000  
 Represented by: Lisa Masterson, Sales Associate | C. 973.417.2301  
 Coldwell Banker Residential Brokerage | O. 973.838.9300



### WESTFIELD, NEW JERSEY

This elegant Colonial artfully blends its rich appointments throughout with period detail and quality updates amongst the inlaid parquet floors, high ceilings, tall windows, a sweeping staircase, expansive gourmet kitchen, gracious rooms and private grounds with heated pool, paver patio and manicured gardens. Close to school and town.

6 bedrooms, 3 full and 2 half baths | \$1,398,000  
 Represented by: Hye-Young Choi, Sales Associate | C. 908.938.9248  
 Coldwell Banker Residential Brokerage | O. 908.233.5555



### ROCKAWAY, NEW JERSEY

Nestled on a quiet cul-de-sac is this custom designer home, set on 4 lush acres with a spa-like pool and patio. Designed for entertaining, the flowing floor plan features a designer kitchen, fabulous family room with large windows and a finished lower level. Escape to the opulent 1st-floor master suite with hardwood floors, fireplace and custom bath.

5 bedrooms, 4 full and 2 half baths | \$1,199,000  
 Represented by: Bonita Areman, Broker Sales Associate | C. 973.568.0341  
 Coldwell Banker Residential Brokerage | O. 973.994.4323







### WEEHAWKEN, NEW JERSEY

Stunning skyline views and sophisticated designs highlight this Riva Pointe residence in which 2 spacious units have been combined to create a spectacular home. A gourmet kitchen, wet bar, 2 fireplaces, 2 balconies and gleaming hardwood floors are featured, along with a host of deluxe amenities, 2 parking spots and quick NYC commute.

3 bedrooms, 2 full and 1 half baths | Price upon request  
 Represented by: Rain Rosenfeld, Broker Sales Associate | C. 201.375.8300  
 Coldwell Banker Residential Brokerage | O. 201.461.5000



### SPRING LAKE, NEW JERSEY

Stately pillars and brick distinguish this oceanfront estate in a borough defined by charming homes and beautiful beaches. This stunning center hall offers over 6,000 bright, spacious square feet brimming with sophistication and comfort. Elegance is throughout, from the gracious entry foyer with marble flooring to grounds featuring a patio and gardens.

5 bedrooms, 4 full and 1 half baths | \$9,200,000  
 Represented by: Donna Fahy-Waters, Broker Sales Associate  
 Coldwell Banker Residential Brokerage | C. 908.601.0645 | O. 732.449.2777



### SCOTCH PLAINS, NEW JERSEY

A brick paver circular driveway and professional landscaping set the stage for the grand lifestyle found in this magnificent 5,000-square-foot estate. Relish a soaring 2-story foyer, arched columns, granite and marble floors, stone and marble tile, stone fireplace, 2-story windows in the formal living room, new center island kitchen, and more.

5 bedrooms, 6 full and 1 half baths | \$1,799,000  
 Represented by: Larry Soto, Sales Associate | C. 732.429.2294  
 Coldwell Banker Residential Brokerage | O. 732.494.7700

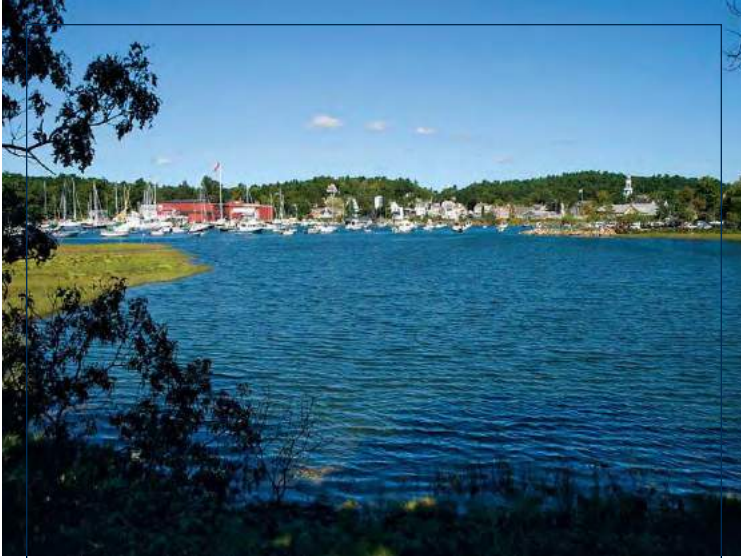


### SADDLE RIVER NEW JERSEY

Distinguished by a private bridge crossing the Saddle River, this 6.5-acre property includes a serene island with koi-filled moat, 4-stall horse barn, in-ground pool and fully lit soccer/football field. Spacious, open interiors with magnificent windows and custom details highlight the estate that also features a 9-screen game room and home theater.

5 bedrooms, 5 full and 2 half baths | \$3,749,999  
 Represented by: William "Bill" Boswell & Ronald "Ronnie" Aiosa  
 Sales Associates | Coldwell Banker Residential Brokerage | O. 201.848.3413





### MANCHESTER, MASSACHUSETTS

Smith's Farm. Gracious waterfront estate set on 7+ acres that include a pool, tennis court and guesthouse. Enjoy summer breezes from terraces and porches overlooking Manchester Harbor. The main house offers high ceilings, architectural detail and French doors. Grounds are magnificent with perennial borders and mature plantings. 4-car garage.

4 bedrooms, 4 full and 2 half baths | \$5,950,000  
 Represented by: Lynda Surdam | Coldwell Banker Residential Brokerage  
 978.764.7474 | lynda.surdam@nemoves.com



### BOSTON, MASSACHUSETTS

A stunningly lush, private garden and 5 floors of traditional elegance are the hallmarks of this impressive Beacon Hill residence. A gracious black and white tiled foyer leads to a formal dining room, open vista living room and library, 6 bedrooms, a gourmet kitchen/family room, plus a ground-floor 1-bedroom unit with private entrance.

6 bedrooms, 4 full and 2 half baths | \$4,995,000  
 Represented by: Michele DeAngelis & Deanna Palmin  
 Coldwell Banker Residential Brokerage | T. 617.515.8534 | T. 617.838.9131



### MARBLEHEAD, MASSACHUSETTS

Exquisite, 7,000-square-foot Shingle-style home with 200 feet of ocean frontage, superb renovations, stunning architectural details, expert craftsmanship and generous windows that showcase sweeping ocean views. Enjoy 15 formal and casual rooms, 4 fireplaces, a gourmet kitchen, home theater, wine cellar, patios and decks.

5 bedrooms, 5 full and 3 half baths | \$4,500,000  
 Represented by: Mary Stewart & Heather Stewart Kaznoski  
 Coldwell Banker Residential Brokerage | T. 781.820.5676 | T. 781.476.0758



### WESTON, MASSACHUSETTS

A magical 3.65-acre setting with pool and patios surrounds this stunning home fashioned from South Bay Quartzite. The 12,000+ square-foot home abuts 18 acres of conservation land and features an entertainment-sized kitchen, sunroom, screened porch, mahogany deck, 3rd-floor guest/au pair suite and lower-level recreation area.

5 bedrooms, 7 full and 2 half baths | \$4,350,000  
 Represented by: Paige Yates & Kathryn Richlen  
 Coldwell Banker Residential Brokerage | C. 617.733.9885 | C. 781.507.1650





**BOSTON, MASSACHUSETTS**

This stunning, renovated condominium blends sophisticated Beacon Hill architecture with characteristics more typical of splendid country homes in Italy or France. Designed for entertaining, the home has 2 large reception rooms, a kitchen/dining room and 4 en suite bedrooms. At the end of the walled garden is the 2-story guest cottage with 2-car garage below.

4 bedrooms, 4 full and 1 half baths | \$4,300,000  
 Represented by: Jonathan P. Radford | T. 617.335.1010  
 Coldwell Banker Residential Brokerage | jonathan@jonathanradford.com



**WESTON, MASSACHUSETTS**

Beautifully sited at the crest of a private, tree-lined drive, this spectacular custom brick estate is the epitome of elegance. A 2-story foyer with double bridal staircase welcomes you to 18 exceptional rooms, superior craftsmanship, 3 fireplaces, a chef's kitchen, 5 en suite bedrooms, a home theater, game room and au pair suite.

5 bedrooms, 6 full and 1 half baths | \$4,299,000  
 Represented by: Kathryn Richlen & Paige Yates  
 Coldwell Banker Residential Brokerage | C. 781.507.1650 | C. 617.733.9885



**WELLESLEY, MASSACHUSETTS**

In the heart of Cliff Estates, this elegant Colonial residence is set on a beautifully manicured .50 of an acre. Superbly crafted, it has gracious formal rooms, 5 fireplaces, generous built-ins and a mahogany gourmet kitchen with breakfast room. Enjoy 6 en suite bedrooms, a finished 3rd floor and a lower-level gym, family room, guest suite and kitchen.

7 bedrooms, 8 full and 2 half baths | \$3,995,000  
 Represented by: Donna Scott | Coldwell Banker Residential Brokerage  
 T. 781.254.1490 | donna.scott@nemoves.com



**WESTON, MASSACHUSETTS**

This magnificent estate framed by stone pillars is set on nearly 3 private, manicured acres and abuts conservation land. Exceptionally gracious, this European-inspired manor features formal rooms, a mahogany library, wine cellar, home theater, 4-car garage, wrought iron gates, a heated Gunite pool and sweeping terraces.

5 bedrooms, 6 full and 1 half baths | \$3,850,000  
 Represented by: Kathy O'Rourke & Maureen Johnson | T. 617.291.8628  
 Coldwell Banker Residential Brokerage | T. 617.947.5752





### CONCORD, MASSACHUSETTS

This striking Federal Colonial is without equal. Unique architectural features complement every room. There is a stunning chef's kitchen, spacious family/media room and a luxurious master suite plus 4 additional bedrooms. Its 3 acres, adjacent to protected land, are landscaped with a stunning terrace, courtyard, spa and in-ground pool.

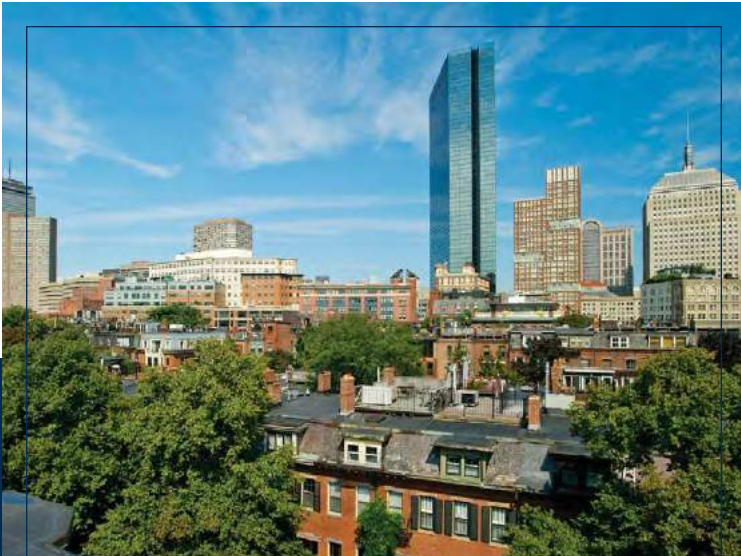
5 bedrooms, 4 full and 2 half baths | \$3,650,000  
 Represented by: Brigitte Senkler | Coldwell Banker Residential Brokerage  
 T. 978.505.2652 | brigittesenkler@aol.com



### NEWTON, MASSACHUSETTS

Gracious, English Queen Anne home is set on a pastoral cul-de-sac in Waban village. Enjoy Old World ambience blended with modern amenities, plus a formal dining room with mahogany coffered ceiling and built-ins, elegant living room with fireplace, eat-in kitchen and vaulted sunroom. The home borders the Brae Burn Golf Course.

6 bedrooms, 3 full and 1 half baths | \$3,495,000  
 Represented by: Ilene Solomon | Coldwell Banker Residential Brokerage  
 T. 617.413.1663 | ilenesolomon@ilenesolomon.com



### BOSTON, MASSACHUSETTS

Masterfully reconstructed, this single-family residence is situated in a desirable area of the South End. The elegant period charm of this 3,500-square-foot home has been preserved and is enhanced with all new systems, including doors, windows, baths, elevator addition, patio, roof deck featuring imported steel and a glass motorized hatch.

5 bedrooms, 3 full and 1 half baths | \$3,495,000  
 Represented by: Collin Sullivan | Coldwell Banker Residential Brokerage  
 T. 617.529.6622 | collinsullivan@aol.com



### SHERBORN, MASSACHUSETTS

Stunning contemporary country estate is set at the end of a long private drive on 5.51 serene acres. This incredibly stylish home offers a dramatic interior with large windows and an extensive use of natural materials to create fantastic entertaining spaces. Enjoy the tranquil landscape from the deck and heated free-form swimming pool.

5 bedrooms, 4 full and 1 half baths | \$3,490,000  
 Represented by: Anne Rich | Coldwell Banker Residential Brokerage  
 T. 508.868.2342 | anne.rich@nemoves.com





### MANCHESTER, MASSACHUSETTS

Enjoy spectacular overland and water views to the Atlantic Ocean and outer islands from this recently renovated 4.7-acre estate with heated pool, spa and gardens. Light filled, with tall ceilings and beautiful architectural detail, it blends formal and informal spaces, while combining today's lifestyle with a bygone era's elegance.

5 bedrooms, 4 full and 2 half baths | \$3,475,000  
 Represented by: Lynda Surdam | Coldwell Banker Residential Brokerage  
 T. 978.865.1147 | lynda.surdam@nemoves.com



### MARBLEHEAD, MASSACHUSETTS

Spectacular Shingle-style beachfront residence set on over an acre with deeded dock and beach rights. Meticulously renovated, featuring 5 en suite bedrooms, a banquet-sized dining room, paneled library, spacious family room, chef's kitchen, formal living room with doors to expansive deck, plus an infinity pool with cabana.

5 bedrooms, 5 full and 2 half baths | \$3,450,000  
 Represented by: Bill Willis | Coldwell Banker Residential Brokerage  
 T. 617.549.8956 | bill.willis@nemoves.com



### MARBLEHEAD, MASSACHUSETTS

Spectacular oceanfront Colonial set on private grounds with breathtaking views of Salem Sound, access to the harbor and lawns to the water's edge. Generous windows offer water views and the expansive living room opens to the dining room, custom kitchen, sunroom and deck. A walk-out lower level has a family room and wine cellar.

6 bedrooms, 5 full and 1 half baths | \$3,195,000  
 Represented by: Bill Willis | Coldwell Banker Residential Brokerage  
 T. 617.549.8956 | bill.willis@nemoves.com



### SUDBURY, MASSACHUSETTS

This grand sanctuary, just 22 miles from Boston, is nestled on 7+ landscaped acres and offers tremendous potential for a private retreat or an equestrian property. It abuts Great Meadows conservation land and trails. The property encompasses 10,260 square feet, including the main house, a 5-room, 2-unit guesthouse and a pool house.

6 bedrooms, 8 full and 2 half baths | \$3,195,000  
 Represented by: Kathryn Richlen & Paige Yates  
 Coldwell Banker Residential Brokerage | C. 781.507.1650 | C. 617.733.9885





### MARBLEHEAD, MASSACHUSETTS

Charming, waterfront Colonial residence set in private Peach's Point with beautiful ocean views. Built in the early 1900s, this home features 12 spacious rooms, period details, 4 bedrooms, high ceilings, plus a unique annex with 2 additional rooms/bedrooms. Enjoy a tennis court and pool amid 1.49 acres that reach the water's edge.

6 bedrooms, 3 full and 1 half baths | \$3,150,000  
 Represented by: Christine Cowden | T. 781.479.4550  
 Coldwell Banker Residential Brokerage | christine@cowden.com



### WESTON, MASSACHUSETTS

Custom-built residence on 2.74 acres of landscaped grounds in a distinguished South Side enclave. Exceptional architectural detailing is prevalent, including the marble foyer, dining room with walls of glass and professionally equipped kitchen. The master suite is an oasis of comfort. Enjoy an expansive bluestone terrace, pool and a pool house.

4 bedrooms, 6 full and 2 half baths | \$2,999,000  
 Represented by: Joni Shore & Deborah Gordon  
 Coldwell Banker Residential Brokerage | T. 781.237.9090



### MILTON, MASSACHUSETTS

A long, majestic approach leads to this 3+ acre property in the desirable Brush Hill Road estate area, which embraces a private compound setting, bucolic views and rolling lawns. The exceptional 1940s Federal-style Colonial has 15 well-appointed rooms, a renovated kitchen, terraces, a tennis court and a 2-bedroom apartment/barn.

6 bedrooms, 6 full and 2 half baths | \$2,899,000  
 Represented by: Julianne Bridgeman | T. 617.690.4083  
 Coldwell Banker Residential Brokerage | julianne.bridgeman@nemoves.com



### WELLESLEY, MASSACHUSETTS

Elegant design and extraordinary quality are hallmarks of this lovely brick-front Colonial residence. A dramatic 2-story foyer welcomes you to 6 bedrooms, a cherry library, banquet-sized dining room, formal living room with fireplace, and a spacious gourmet kitchen with breakfast room. Enjoy a finished lower level, a patio and a hot tub.

6 bedrooms, 7 full and 2 half baths | \$2,895,000  
 Represented by: Donna Scott | Coldwell Banker Residential Brokerage  
 T. 781.254.1490 | donna.scott@nemoves.com





### SHARON, MASSACHUSETTS

Exceptional 3-home waterfront compound with 200 feet of lake frontage is set on 4.5 park-like acres. Approached by a long winding drive, this family estate features a 5-bedroom grand Victorian residence, 4-bedroom sister home, guesthouse 2-story, 3-bay garage, award-winning gardens, a heated pool, deck with pergola and dock.

5 bedrooms, 2 full and 2 half baths | \$2,800,000  
 Represented by: Deb Piazza | Coldwell Banker Residential Brokerage  
 T. 508.245.5001 | deb.piazza@nemoves.com



### MANCHESTER, MASSACHUSETTS

Quintessential Shingle-style home set on over 1 lush acre with 2 covered porches overlooking magnificent gardens in Smith's Point area. This home showcases floor-to-ceiling windows, French doors, formal living and dining rooms with fireplaces, an eat-in kitchen and a great room with fireplace and doors that open out to the porch.

6 bedrooms, 4 full and 1 half baths | \$2,750,000  
 Represented by: Lynda Surdam | T. 978.865.1147  
 Coldwell Banker Residential Brokerage | lynda.surdam@nemoves.com



### COTUIT, MASSACHUSETTS

Elegant, seaside Cape on 1.5 acres with 60 feet of beach frontage, a fully equipped guest cottage and mooring. A quiet retreat tucked away from the road, yet within walking distance to town, this 6-bedroom home offers fabulous Cotuit Harbor views, gracious light-filled rooms, oversized windows and a wraparound deck.

6 bedrooms, 6 full and 1 half baths | \$2,750,000  
 Represented by: Mike Kayajan & Joe Sullivan  
 Coldwell Banker Residential Brokerage | T. 774.836.8686 | T. 617.733.6138



### SHERBORN, MASSACHUSETTS

Elegant 5-bedroom home on 3.6 acres of lush grounds with well-designed open layout showcasing an incredible 2-story family room. Formal dining and living rooms, a solarium, plus a chef's kitchen with breakfast room. The fabulous lower-level recreation area has walk-out access to the heated pool, cabana, fire pit, decks and patios.

5 bedrooms, 5 full and 2 half baths | \$2,699,000  
 Represented by: Donna Scott | Coldwell Banker Residential Brokerage  
 T. 781.254.1490 | donna.scott@nemoves.com





### BROOKLINE, MASSACHUSETTS

Old World elegance defines this stately, 6-bedroom Colonial in desirable Chestnut Hill on nearly .50-acre grounds. The home is filled with superb custom details and has 4 fireplaces, a luxurious master suite and well-proportioned rooms for entertaining. Outdoors, enjoy a bluestone patio, gardens and a recreation area.

6 bedrooms, 5 full and 1 half baths | \$2,599,000  
 Represented by: Judy Oriel | Coldwell Banker Residential Brokerage  
 T. 617.962.3662 | judy.oriel@nemoves.com



### CARLISLE, MASSACHUSETTS

Custom Contemporary home set on 34+ acres of open meadow, pond and woods. Adorned with wood-paneled walls, exposed ceiling beams, 2-story rooms and a soaring stone fireplace, this secluded home exudes warmth and comfort with a hint of country flair. Includes a separate 2-story, 8-bay garage plus subdivision potential.

4 bedrooms, 3 full and 1 half baths | \$2,650,000  
 Represented by: Laura Ballestiero & Maria Maloney  
 Coldwell Banker Residential Brokerage | T. 508.864.6011 | T. 978.502.5690



### DUXBURY, MASSACHUSETTS

Magnificent waterfront home with private dock, in-ground pool and lush lawns to the water's edge. Thoughtfully updated, it features a gracious living room with fireplace and doors to the expansive deck, chef's kitchen, great room with media area and bar, luxurious master suite plus private guest quarters.

4 bedrooms, 4 full and 1 half baths | \$2,622,000  
 Represented by: Reggie Irving | Coldwell Banker Residential Brokerage  
 T. 508.523.0943 | reggie.irving@nemoves.com



### WESTWOOD, MASSACHUSETTS

Gorgeous custom home set on 2 manicured acres with a circular drive, a 3-car garage and pastoral views. Beyond a marble entry hall, discover superb craftsmanship, formal rooms, an office, a gourmet kitchen with island, pantry and breakfast room, a spacious family room with fireplace and deck doors, plus 5 en suite bedrooms.

5 bedrooms, 5 full and 2 half baths | \$2,550,000  
 Represented by: Elena Price | Coldwell Banker Residential Brokerage  
 T. 781.881.4087 | sales@elenaprice.com







### BROOKLINE, MASSACHUSETTS

This condominium at Longyear offers 3,300+ square feet on 1 level and a large covered terrace with magnificent views. This gated community has a pool, gym, 8 acres of manicured grounds and 24/7 security. The residence includes spacious, well-appointed reception rooms, a master suite, 2 guest bedrooms, 5 garage spaces and a storage room.

3 bedrooms, 2 full and 1 half baths | \$2,475,000

Represented by: Jonathan P. Radford | T. 617.335.1010

Coldwell Banker Residential Brokerage | jonathan@jonathanradford.com



### NEWTON, MASSACHUSETTS

Superbly crafted, new Colonial home set on a prime .33-acre lot in a desirable area of Newton. The open floor plan features 12 rooms with high ceilings, superior detail and enhanced millwork. There is a chef's kitchen, 5 luxury baths, a finished lower level with media room, huge 3rd floor, balcony, patio and a 3-car garage.

4 bedrooms, 5 baths | \$2,299,000

Represented by: Todd Glaskin | Coldwell Banker Residential Brokerage

T. 617.593.5685 | todd.glaskin@gmail.com



### LINCOLN, MASSACHUSETTS

This sophisticated Colonial has unrivaled craftsmanship, materials and design. Graciously appointed with mahogany flooring, handcrafted molding, coffered ceilings, a stunning chef's kitchen, luxurious master suite and 4 additional bedrooms. It is set on 3+ acres with stone walls, a terrace and gardens, in a convenient commuting location.

5 bedrooms, 5 full and 1 half baths | \$2,299,000

Represented by: Brigitte Senkler | Coldwell Banker Residential Brokerage

T. 978.505.2652 | brigittesenkler@aol.com



### WESTON, MASSACHUSETTS

Setting new standards in energy efficiency and design this new, Shingle-style residence is Weston's first Energy Star Tier 3 home. Superbly crafted, it features an eco-stone drive, extensive stonework, custom millwork, 11 rooms, 4 en suite bedrooms, an energy-star kitchen with adjacent family room, a walk-out lower level, plus 2 patios.

4 bedrooms, 5 full and 2 half baths | \$2,295,000

Represented by: Francesca Trainer & Edward Trainer

Coldwell Banker Residential Brokerage | T. 781.760.0888 | T. 781.760.3778





**DUXBURY, MASSACHUSETTS**

This waterfront Cape-style home is set on Powder Point with a dock, float and private beach. Beautifully maintained, this home features high ceilings, 5 fireplaces, generous built-ins, an eat-in kitchen, 4 bedrooms and water views from nearly every corner. Enjoy 3 patios, colorful plantings and many recent updates.

4 bedrooms, 3 full and 1 half baths | \$2,275,000  
 Represented by: Anne B. Smith | Coldwell Banker Residential Brokerage  
 T. 617.529.2544 | anne.smith@nemoves.com



**WELLESLEY, MASSACHUSETTS**

Lush, park-like grounds, stately trees and mature plantings surround this gracious Colonial with 2-car garage in coveted Peirce Estates. Features include an oversized family room embraced by windows on 3 sides, an inviting patio, stunning granite kitchen, 5 bedrooms and 3.5 baths. A finished lower level has a fireplace and wine cellar.

5 bedrooms, 3 full and 1 half baths | \$2,250,000  
 Represented by: Pamela Abbott | Coldwell Banker Residential Brokerage  
 T. 781.367.2636 | pam.abbott@nemoves.com



**WELLESLEY, MASSACHUSETTS**

Discover classic turn-of-the-century craftsmanship in this 6-bedroom, Wellesley Farms home set on a lush half acre. Renovated in 2007, it features designer décor, new bathrooms, a new custom granite kitchen and new systems. High ceilings and generous windows showcase the home's period grandeur and irresistible charm.

6 bedrooms, 4 full and 1 half baths | \$2,195,000  
 Represented by: Tom Aaron & Kathy Riley | T. 781.248.8785  
 Coldwell Banker Residential Brokerage | tom.aaron@nemoves.com



**MARBLEHEAD, MASSACHUSETTS**

Perched high on a waterfront bluff is this Royal Barry Wills residence with breathtaking ocean views. Inside, discover 11 sun-filled rooms, featuring exposed ceiling beams, 2 fireplaces, an eat-in kitchen, 4 bedrooms, 2.5 baths, 2 decks, a covered sun porch, large patio and private stairs to the beach.

4 bedrooms, 2 full and 1 half baths | \$2,195,000  
 Represented by: Bill Willis | Coldwell Banker Residential Brokerage  
 T. 617.549.8956 | bill.willis@nemoves.com





### NEEDHAM, MASSACHUSETTS

Spectacular contemporary Colonial home is set on a cul-de-sac bordering conservation land. A magnificent 2-story foyer welcomes you to 6,000+ square feet of designer-decorated living space, featuring custom built-ins, surround sound, a chef's kitchen, 5 bedrooms, a finished lower-level playroom, a patio, deck and putting green.

5 bedrooms, 4 full and 1 half baths | \$1,995,000  
 Represented by: Jamie Genser | Coldwell Banker Residential Brokerage  
 T. 617.515.5152 | jamie.genser@nemoves.com



### BROOKLINE, MASSACHUSETTS

In a gated and secluded setting, this elegant 3-bedroom residence at Longyear on Fisher Hill offers a luxurious and beautifully detailed interior, granite chef's kitchen, opulent master suite with marble bath and 2 terraces. In addition to beautiful views, this 1-level home offers 2 garage spaces, storage, an elevator, pool, gym and concierge.

3 bedrooms, 2 full and 1 half baths | \$2,195,000  
 Represented by: Jamie Genser | Coldwell Banker Residential Brokerage  
 T. 617.515.5152 | jamie.genser@nemoves.com



### WAYLAND, MASSACHUSETTS

Classic country manor home with sweeping lawn set in premier neighborhood. An impressive 2-story foyer welcomes you to 15 richly appointed rooms with 5 fireplaces, 4 bedrooms, a state-of-the-art kitchen, sun porch, patio and bonus 3rd floor. The expansive lower level features a home theater and a game room.

4 bedrooms, 6 full and 2 half baths | \$2,190,000  
 Represented by: Fern Firth | Coldwell Banker Residential Brokerage  
 T. 508.626.6721 | fern.firth@nemoves.com



### CONCORD, MASSACHUSETTS

Newly completed farmhouse set on 2.2+ pastoral acres featuring 12 well-appointed, energy-efficient rooms and scenic views. Enjoy a sunken family room, formal dining room with wet bar, adjacent living room, chef's kitchen, study with separate entrance, 5 en suite bedrooms, a finished 3rd floor and a patio with fire pit.

5 bedrooms, 5 full and 1 half baths | \$1,995,000  
 Represented by: Kristin M. Brown | T. 781.389.0893  
 Coldwell Banker Residential Brokerage | kristin.brown@nemoves.com





### NEWTON, MASSACHUSETTS

Set on a tranquil .75-acre lot in the desirable Pierce School district, this stately residence welcomes all with a circular drive and offers tremendous privacy. Its 4,000+ square feet of wonderfully designed living space includes 6 bedrooms, a generous living room with fireplace, 2011 kitchen/family room with French doors to deck and an office.

6 bedrooms, 3 full and 2 half baths | \$1,975,000  
 Represented by: Deborah M. Gordon & Jayne Friedberg  
 Coldwell Banker Residential Brokerage | T. 617.796.2796 | T. 617.431.4141



### WORCESTER, MASSACHUSETTS

Flawless, English Manor-inspired home with breathtaking lake views. Discover superior millwork, coffered ceilings, a stone fireplace, Brazilian cherry flooring, vaulted ceilings and a touch of Old World charm. Enjoy a chef's kitchen with premium appliances, 4 bedrooms, a billiards room, private balcony, and more. Walk to UMass.

4 bedrooms, 4 full and 1 half baths | \$1,895,000  
 Represented by: Lucie M. Lemke | T. 508.868.1222  
 Coldwell Banker Residential Brokerage | lucie.lemke@nemoves.com



### MILTON, MASSACHUSETTS

This distinctive Georgian mansion was meticulously renovated by a top restoration specialist. This home is the perfect blend of embassy-style elegance and intimate niches, offering wonderful flexibility for an active family lifestyle. Enjoy 2.5 acres of superior landscaping, a pool, patios and decks.

6 bedrooms, 9 full and 3 half baths | \$1,825,000  
 Represented by: Matt Freeman & Dan Walsh  
 Coldwell Banker Residential Brokerage | T. 617.797.2001 | T. 617.515.4717



### SUDBURY, MASSACHUSETTS

This circa-1817 landmark property was carefully renovated and expanded on 14 wooded acres. Enjoy fine period details, 10 fireplaces, exposed beams, 5 bedrooms, a large patio and lush gardens.

5 bedrooms, 4 full and 2 half baths | \$1,800,000  
 Represented by: Sue Sirota & Gail Shobin  
 Coldwell Banker Residential Brokerage | T. 978.815.3232 | T. 978.621.2125  
 sue.sirota@nemoves.com | gail.shobin@nemoves.com





### BROOKLINE, MASSACHUSETTS

Rare, 2,461-square-foot corner unit on the 9th floor in desirable Longwood Towers. This elegant, Manhattan-style, grand flat offers concierge, valet, 2 garage parking spaces and panoramic views. There is a formal living room, media room, 3 bedrooms, 3 updated baths, a quiet study and a kitchen that opens to family room with dining area.

3 bedrooms, 3 baths | \$1,695,000

Represented by: Deborah M. Gordon | T. 617.796.2796

Coldwell Banker Residential Brokerage | [deborah.gordon@nemoves.com](mailto:deborah.gordon@nemoves.com)



### HAMPDEN, MASSACHUSETTS

Miles of trails for horses and other recreational delights are found on this spectacular 57-acre property. The 6,000-square-foot, open-concept Contemporary has cathedral ceilings, walls of windows, a gourmet kitchen and a 2,000-square-foot master suite. A screened porch, deck, stone patio, greenhouse and pool complete the private setting.

3 bedrooms, 2 full and 1 half baths | \$1,200,000

Represented by: Dorothy Fontana | T. 508.208.7916

Coldwell Banker Residential Brokerage | [dorothy.fontana@nemoves.com](mailto:dorothy.fontana@nemoves.com)



### YORK, MAINE

Custom, 5-bedroom oceanfront home set on 3.3+ acres with breathtaking views, a private beach, rocky outcroppings and freshwater ponds. At the heart of this thoughtfully designed home is a living room with vaulted ceilings, a fireplace and doors to the oceanfront deck.

5 bedrooms, 3 full and 1 half baths | \$2,200,000

Represented by: Ann Rainsford | Coldwell Banker Residential Brokerage

T. 603.247.3220 | [ann.rainsford@nemoves.com](mailto:ann.rainsford@nemoves.com)



### KENNEBUNK, MAINE

Stately, brick Colonial estate, proudly located in the National Register Historic District of Kennebunk. Known as the Captain Franklin Thompson home, this magnificent 5-bedroom residence features stunning craftsmanship, marble fireplaces, high ceilings, an original carriage barn and 1.4 lush acres. Only 10 minutes to the beach.

5 bedrooms, 2 full and 3 half baths | \$995,000

Represented by: Kathy Ostrander Roberts | T. 207.205.3417

Coldwell Banker Residential Brokerage | [k.ostranderroberts@nemoves.com](mailto:k.ostranderroberts@nemoves.com)





**GILFORD, NEW HAMPSHIRE**

This 20-room residence on 1.83± acres on Lake Winnepesaukee is approached by a brick drive with a waterfall, flourishing gardens and mountain views. There is a multi-story glass entry, cinema, billiards room, gym, twin offices, formal living and dining rooms, saunas, a terrace with outdoor fireplace, a beach, docking for 3 boats, 9 garages, and more.

5 bedrooms, 7 full and 3 half baths | \$10,000,000  
 Represented by: Susan C. Bradley | T. 603.493.2873  
 Coldwell Banker Residential Brokerage | susan.bradley@nemoves.com



**MEREDITH, NEW HAMPSHIRE**

Rare Lake Winnepesaukee property with 300 feet of water frontage, a 2-bay boat house with registered heliport, spectacular views and 6 private acres. The superb, 5,000+ square-foot Adirondack home features soaring ceilings, 12 rooms, 5 bedrooms, generous windows, expansive decks, a gazebo and award-winning landscaping.

5 bedrooms, 2 full and 1 half baths | \$3,995,000  
 Represented by: Bob Williams & Danielle McIntosh  
 Coldwell Banker Residential Brokerage | T. 603.455.0275 | T. 603.393.5938



**HOLDERNESS, NEW HAMPSHIRE**

Spectacular contemporary home set on 7+ acres on the shores of pristine Squam Lake features a state-of-the-art kitchen, sunroom, 1st-floor master suite, home office and a 2-story grand living room with stone fireplace and lovely lake views. Enjoy 967 feet of water frontage, a sandy beach and a private orchard.

4 bedrooms, 2 full and 2 half baths | \$3,300,000  
 Represented by: Kath Blake | Coldwell Banker Residential Brokerage  
 T. 603.253.4345 | kath.blake@nemoves.com



**MEREDITH, NEW HAMPSHIRE**

Gorgeous Adirondack residence is set atop 13 pastoral acres with mountain views. Known as Windover Farm, this energy-efficient home offers a gorgeous open layout, 5 bedrooms, a large deck and chef's kitchen. A private path leads to 155 feet of Lake Winnepesaukee frontage, a 40-foot dock, beach and a rustic cabin, soon to be built.

5 bedrooms, 2 full and 3 half baths | \$1,895,000  
 Represented by: Bob Williams & Danielle McIntosh  
 Coldwell Banker Residential Brokerage | T. 603.455.0275 | T. 603.393.5938



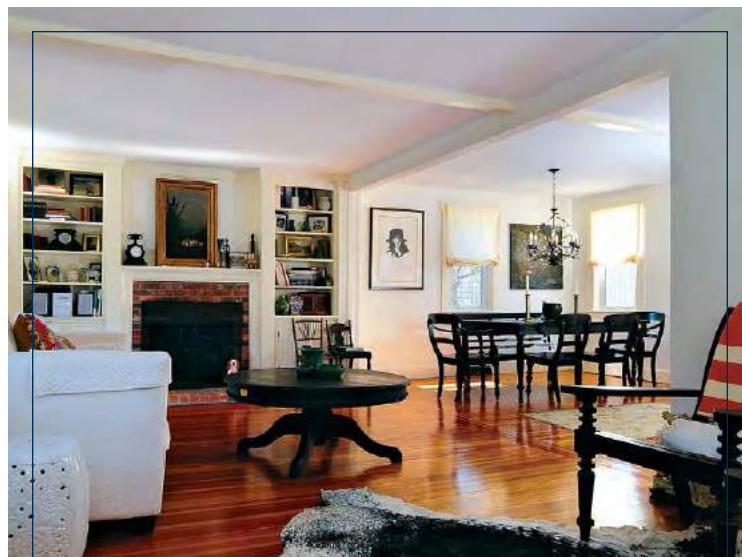


### WESTERLY, RHODE ISLAND

This Watch Hill oceanfront estate privately set on 3.78 acres has exceptional views, original architectural details, 5 bedrooms, 5 baths, updated state-of-the-art systems and a spectacular covered porch. Tranquil grounds include 2 guesthouses, an in-ground pool, patio, intricate stonework and a detached 3-car garage.

5 bedrooms, 5 baths | \$15,000,000

Represented by: Lisa Morrison | Coldwell Banker Residential Brokerage  
T. 401.845.6900 | lisa@thenewportgroupri.com



### TIVERTON, RHODE ISLAND

Masterful craftsmanship is apparent through this true equestrian estate, encompassing a fully equipped 18-stall barn, paddocks and a plethora of equestrian facilities. Indoor, outdoor and grand prix arenas are ready for riding enjoyment. A 9-room cottage offers gracious living spaces. Located on 10 acres of scenic landscape with pastures and trails.

3 bedrooms, 2 baths | \$2,400,000

Represented by: Louise Donahue & John Noble | T. 401.247.0202  
Coldwell Banker Residential Brokerage | louise.donahue@cox.net



### PROVIDENCE, RHODE ISLAND

Built in 1846, this residence is located in the historic, desirable East Side of Providence. The handsome brick home has been renovated and maintained featuring high ceilings, period details, hardwood floors and 9 fireplaces. Currently configured as a 4-unit residential building, the property could again be a lovely single-family home.

4 bedrooms, 4 baths | \$1,900,000

Represented by: Deborah Gold | Coldwell Banker Residential Brokerage  
T. 401.640.0403 | deborah.gold@nemoves.com



### EAST GREENWICH, RHODE ISLAND

Magnificently updated Colonial home is set on 2.52 acres abutting conservation land in the Westfield Farm neighborhood. The interior features custom molding, wainscoting, a gourmet kitchen, home theater and a finished lower level. The landscaped grounds include a bluestone patio, lawns and mature trees.

4 bedrooms, 5 full and 2 half baths | \$999,000

Represented by: MaryLee McDonough | marylee.mcdonough@nemoves.com  
Coldwell Banker Residential Brokerage | T. 401.261.6104





MID-ATLANTIC | DISTRICT OF COLUMBIA · MARYLAND  
PENNSYLVANIA · VIRGINIA





Severna Park, MD  
3 Bedrooms, 2 Full and 1 Half Baths  
\$2,699,000

Represented By: Bo Moran  
Coldwell Banker Residential Brokerage  
T. 410.647.3122  
See Page 94



WASHINGTON, D.C.

# A Designer's Dream

More than 20 designers are descending on this modern-European Washington, D.C., estate for a design showcase that benefits charity.

By Alexa Rozzi

Photo by Kenneth M Wyner Photography



The spirit of our nation's capital—overflowing with traces of American history and bursting with international flavor—radiates across all 14,150 square feet of 2507 Foxhall Road.

Come winter, once all the leaves have fallen from the trees, you can catch a glimpse of the Washington Monument right from its terrace. On a nice day, you can take a short walk down the road to the Kreeger Museum, perfect for satisfying a craving for both international and American art. Neighbors include the French ambassador, who is temporarily living in the adjacent estate.

But this brand new home is more than just another luxury listing on the market. The Foxhall Road residence was chosen for the 2013 DC Design House, the annual residential design attraction in the region, and a fundraising event for the Children's National Medical Center. It is offered for \$14.9 million by Marty Apel of Coldwell Banker Residential Brokerage.

According to P.L. Skip Singleton, co-founder of DC Design Home, the event brings together the entire community because it gives everyone—designers and residents alike—a chance to support the Children's National Medical Center.

"My wife Debbie and I attended an event for the medical center and

were taken with their mission," Singleton says. We wanted to find a way to give to them, so we organized the first design house thinking it would be a one-time event."

Six years later, the event has grown to become a leading fundraiser for the Children's National Medical Center, and has attracted viewers such as Lynne Cheney, the former vice president's wife.

The five-level mansion, equipped with two kitchens, eight full and four half baths, eight bedrooms and an open floor plan, made it a perfect fit for this year's DC Design Home. Its spacious design and multitude of rooms can easily accommodate the 20-plus designers expected to decorate the various spaces, along with the thousands of viewers who pay to see the latest design trends on display. For Singleton, the Foxhall Road estate met all the criteria for a design home.

"This house kind of spoke to us; the way it flowed and the space it has," Singleton says. "Because it's brand new construction, the house is like a fresh palate where designers can come in with their colors and papers and work on a blank slate."

Susan Hayes-Long, the event chair of DC Design Home, believes this home is fit for international flavor. Owners can store exotic Italian wines in the wine cellar, entertain across four floors of space, and enjoy an exercise



*“The design of the house really helps it feel like the outdoors are coming in. This home has beautiful exposure and glass; you’ll feel nature come through.”*

room, media room, and tons of storage.

“The home has family-friendly features, but like the other properties in the area, it can also be used for more diplomatic entertaining,” Hayes-Long says.

Once completed, the modern-European estate will feature spring-themed designs. The grand foyer is expected to make an impressive opening statement, and Hayes-Long predicts the use of natural tones and textures throughout the house.

“The design of the house really helps it feel like the outdoors are coming in. This home has beautiful exposure and glass; you’ll feel nature come through,” Hayes-Long says.

The team of designers will gain access to their designated spaces within the Foxhall estate in March, and use the duration of the month to bring their designs to life. Tours of the estate begin in April and conclude in May.

All of the design elements featured in the Design Home will be auctioned off to the public, with a percentage of the profits going to the Children’s National Medical Center. ♦

Washington, D.C.

8 bedrooms, 8 full and 4 half baths  
\$14,900,000

Represented by: Marty Apel  
Coldwell Banker Residential Brokerage  
T. 301.718.0010 | [dcdesignhouse.com](http://dcdesignhouse.com)  
[cbmove.com/DC7990223](http://cbmove.com/DC7990223)





### WASHINGTON, D.C.

This exquisite, newly constructed estate located in an exclusive neighborhood of Washington, D.C., is designed for grand entertaining, with 5 levels of light-filled space accented by high ceilings, hardwood floors, crown molding and elegant trim. Fabulous amenities in this open floor plan include large formal rooms, a catering kitchen, wine cellar and outdoor stone terraces with an infinity pool. Chosen as the 2013 D.C. Design House, Washington, D.C.'s premier design house, showcasing the talents of the area's finest designers, to benefit the Children's National Medical Center. One of the best tour experiences on the East Coast.

8 bedrooms, 8 full and 4 half baths | \$14,900,000  
 Represented by: Marty Apel, Sales Associate | O. 301.718.0010  
 Coldwell Banker Residential Brokerage | D. 301.460.4882



### ARLINGTON, VIRGINIA

This magnificent property has unparalleled views of the Washington, D.C., cityscape, and 3,400 square feet of sophisticated design for quiet enjoyment or entertaining on a grand scale. Enjoy a formal gallery entry foyer, large gourmet kitchen, dining room seating for 16, a catering kitchen and a grand master suite with his and hers dressing rooms.

3 bedrooms, 2 full and 1 half baths | \$3,200,000  
 Represented by: John Edelman & Carol Simmons, Sales Associates  
 Coldwell Banker Residential Brokerage | O. 202.333.6100



### WASHINGTON, D.C.

Think Paris or New York in Washington, D.C. Approximately 5,000 square feet of beautifully renovated living space in a premier Beaux Arts building. Highlights include a separate master wing, grand entertaining rooms and many building amenities, such as deeded parking, storage, security, fitness center and a rooftop terrace with sweeping city views.

5 bedrooms, 4 full and 1 half baths | \$3,100,000  
 Represented by: Bergstrom Team, Sales Associates | O. 202.333.6100  
 Coldwell Banker Residential Brokerage | D. 202.471.5216





### ALEXANDRIA, VIRGINIA

Enjoy resort living overlooking the Potomac River on a private gated estate, idyllic for relaxation and with all the modern touches. There are impressive bedroom suites with spectacular views, a lower-level sauna and fitness area, grand entertaining areas, a gourmet kitchen and a pool with cabanas overlooking 2.25 acres of common land.

5 bedrooms, 5 full and 1 half baths | \$2,950,000  
 Represented by: Phyllis Patterson, Sales Associate | O. 703.518.8300  
 Coldwell Banker Residential Brokerage | D. 703.518.6158



### BETHESDA, MARYLAND

Beautiful gated estate designed for large-scale, modern living, offers a gourmet chef's kitchen, formal entertaining rooms, a solarium, library and elegant appointments throughout. A luxurious master suite has a spa bath, dressing room and private kitchenette. There is a lower-level media room and wine cellar plus a guesthouse with apartment.

6 bedrooms, 7 full and 3 half baths | \$2,495,000  
 Represented by: Jane Fairweather, Sales Associate | O. 301.718.0010  
 Coldwell Banker Residential Brokerage | D. 240.223.4663



### WASHINGTON, D.C.

Relish the excitement and ease of downtown D.C. from this spacious 4-bedroom penthouse in a semi-detached Victorian, just steps from the Metro. Classic molding, wood floors, 2 fireplaces, columns, built-ins and tall windows adorn the open floor plan, enhanced by a remodeled center island kitchen and baths. Enjoy a 600-square-foot landscaped terrace.

4 bedrooms, 3 full and 1 half baths | \$2,475,000  
 Represented by: The Martin & Jeff Group, Sales Associates  
 Coldwell Banker Residential Brokerage | O. 202.333.6100 | D. 202.255.9195



### GIBSON ISLAND, MARYLAND

Glorious sunsets, soothing waterfront views, an inviting stone courtyard with koi pond and over an acre of level property highlight this majestic 1928 Spanish villa on Gibson Island's highest point. The home artfully blends new amenities with stylish architectural details, including iron-work, stucco, built-in niches and 4 fireplaces. A separate cottage awaits.

4 bedrooms, 4 full and 1 half baths | \$2,385,000  
 Represented by: Ellie Shorb, Sales Associate | O. 202.362.5800  
 Coldwell Banker Residential Brokerage | D. 240.338.8919





### WASHINGTON, D.C.

Elegant and spacious Kalorama manse features a stone front, 10-foot ceilings, hardwood floors, a luxurious lower unit, contemporary details and historical elements. Four fireplaces, Waterworks fixtures, a sumptuous master suite and a top-floor entertainment space with a private roof deck make this a perfect offering in a perfect location.

7 bedrooms, 4 full and 1 half baths | \$2,350,000  
 Represented by: Dwight & David Group, Sales Associates | O. 202.387.6180  
 Coldwell Banker Residential Brokerage | dbediz@cbmove.com



### MCLEAN, VIRGINIA

Meticulously maintained home boasts an idyllic setting on over 1 acre in sought-after Langley Forest. An entertainer's dream with over 4,700 square feet, it features hardwood floors, a chef's kitchen, gorgeous pool and paved patio. An incredible finished lower level offers a gym, game room, wet bar, wine cellar and comfortable living space.

5 bedrooms, 6 full and 1 half baths | \$2,125,000  
 Represented by: Eric Tone, Sales Associate | O. 703.356.7000  
 Coldwell Banker Residential Brokerage | D. 202.306.5730



### CENTREVILLE, VIRGINIA

Spectacular, delightfully unique rooms define this French chateau-style manor. Accented by gorgeous trims, high ceilings and exquisite hardwoods, the main rooms include a fabulous gourmet kitchen, sunroom, library, dramatic great room with soaring stone fireplace and a wine cellar with tasting room. Private grounds enjoy distant mountain views.

5 bedrooms, 4 full and 1 half baths | \$1,121,000  
 Represented by: Damon Nicholas, Associate Broker | O. 703.691.1400  
 Coldwell Banker Residential Brokerage | D. 703.502.8787



### ALEXANDRIA, VIRGINIA

Beverly Hills renovated Colonial boasts award-winning architectural designs indoors and out. Unique elements in this 3,000+square-foot home include its high-end kitchen, locally harvested maple paneling, bamboo vaulted ceiling, green roof over the screened-in porch, a folding glass wall, main-level radiant floor heating, 2 fireplaces and custom millwork.

4 bedrooms, 2 full and 2 half baths | \$1,099,000  
 Represented by: Joy Deevy, Sales Associate | O. 703.518.8300  
 Coldwell Banker Residential Brokerage | D. 703.930.5198





### ANNAPOLIS, MARYLAND

Restored Federal-style home, circa 1830, is sited on 150 acres only minutes from downtown Annapolis. A stately main residence offers gracious formal rooms and a renovated kitchen. Included are 3 tenant houses, 2 guesthouses and a deep-water pier on Ridout Creek. Zoned agricultural and currently a working sod farm (formerly a horse farm).

5 bedrooms, 4 full and 1 half baths | \$6,750,000  
 Represented by: Coldwell Banker Residential Brokerage  
 O. 410.263.8686 | More information: 443.973.3008



### ANNAPOLIS, MARYLAND

Charming, remodeled 1920s home is just a short walk to town. Hand-crafted woodwork, decorative paneling, divided light windows, wood floors and pocket doors blend perfectly with updated amenities, including a custom kitchen with granite and top appliances, new baths, 3-zone HVAC, a fenced-in patio and a 2-car garage.

2-3 bedrooms, 3 full and 1 half baths | \$6,750,000  
 Represented by: Coldwell Banker Residential Brokerage  
 O. 410.263.8686 | More information: 443.973.3008



### ANNAPOLIS, MARYLAND

This custom estate has 400+ feet on Weems Creek off the Severn River. The stunning waterfront home is nestled on 2 private acres, just minutes from City Dock, and offers a 1st-floor master suite, walls of windows, elegant custom finishes and a protected, deep-water pier with 2 slips for large boats. A marvelous opportunity to have it all.

4 bedrooms, 4 full and 2 half baths | \$5,950,000  
 Represented by: Florence Calvert, Associate Broker | O. 410.563.8686  
 Coldwell Banker Residential Brokerage | D. 443.995.6625



### ARNOLD, MARYLAND

This majestic brick home rests on 20 serene acres with 1,500 feet of protected, tree-lined water frontage. You'll enjoy elegant living on its highest level with a floating curved staircase, hardwood floors, 5 fireplaces, a huge island kitchen, en suite baths, a racquetball court, gym, chipping/putting green, pool, pier and so much more.

8 bedrooms, 8 baths | \$3,600,000  
 Represented by: Branden Schroeder, Associate Broker  
 Coldwell Banker Residential Brokerage | O. 410.224.2200 | D. 443.995.7931





### SEVERNA PARK, MARYLAND

Windows on Severn is a stunning waterfront residence designed for relaxed family living. Sun-drenched rooms include an inviting family room with gas fireplace, gourmet kitchen, main-level custom bedroom suite and a lower-level rec room. This waterfront setting has a terrace, patio, lawn area with beach, pier with boat lifts and a 2-car garage.

3 bedrooms, 2 full and 1 half baths | \$2,699,000  
 Represented by: Bo Moran, Sales Associate | O. 410.647.3122  
 Coldwell Banker Residential Brokerage | D. 410.353.0778



### COCKEYSVILLE, MARYLAND

Inspired by the chalets of the Bavarian Alps, this custom estate displays incomparable detailing that blends superb luxury with rustic charm. Featuring the finest amenities and exceptional craftsmanship fashioned through select hardwoods, this unique home is set on 14.4 acres and overlooks gardens, a lake, pool and tennis court.

5 bedrooms, 4 full and 1 half baths | \$2,399,000  
 Represented by: Karen Hubble Bisbee & Nancy Hubble | O. 410.821.1700  
 Associate Brokers | Coldwell Banker Residential Brokerage



### HUNT VALLEY, MARYLAND

Totally rebuilt, gated, estate home with full-width, glass-enclosed veranda affords endless views of breathtaking grounds. Enjoy 3 levels, grand rooms, fine millwork, oak floors and a stunning kitchen. There is a grand master; a lower-level recreation room, crafts room and workshop; full-width rooftop deck; and a pond with beach and dock.

4 bedrooms, 6 full and 1 half baths | \$1,950,000  
 Represented by: Karen Hubble Bisbee & Nancy Hubble | O. 410.821.1700  
 Associate Brokers | Coldwell Banker Residential Brokerage



### LUTHERVILLE, MARYLAND

A stately presence in brick, this custom home is set on 2.9 acres in an upscale gated community. Principal rooms are distinguished by rich mahogany flooring and extraordinary millwork and molding. The lower level with wet bar provides walk-out access to lush, private grounds with a patio.

6 bedrooms, 6 full and 2 half baths | \$2,250,000  
 Represented by: Karen Hubble Bisbee & Nancy Hubble | O. 410.821.1700  
 Associate Brokers | Coldwell Banker Residential Brokerage







### PASADENA, MARYLAND

Spectacular sunrises and sunsets captivate you from every vantage point of this remodeled waterfront home. Enjoy an open, sun-filled floor plan with hardwood floors, custom molding, 3 fireplaces, a gourmet center-island kitchen, master suite with walk-in closet, 2 guest rooms, a veranda, bayside pool, owner's beach, pier, boathouse and more.

4 bedrooms, 4 full and 1 half baths | \$2,150,000  
 Represented by: Betsy Dunigan, Sales Associate | O. 410.263.8686  
 Coldwell Banker Residential Brokerage | D. 443.994.1239



### CAMBRIDGE, MARYLAND

Distinguished by design and exquisite detailing, enjoy gracious living in this renovated 10,000+ square-foot Colonial, set on 42 acres of waterfront grandeur with 3,500+ feet of shoreline. Year-round relaxation and recreation with a 20-by-40-foot indoor pool and deep-water access on Hudson's Creek. Perfect for the horse, hunting or fishing enthusiast.

6 bedrooms, 5 full and 1 half baths | \$1,899,900  
 Represented by: Donna Harrington, Sales Associate | O. 410.543.4545  
 Coldwell Banker Residential Brokerage | D. 443.783.3521



### CROWNSVILLE, MARYLAND

An unmatched opportunity to build the custom estate of your dreams on this picturesque property, with mature trees and open views, set 40 feet above sea level overlooking 200 feet of shoreline and the Severn River. Grading permit is in progress, with site plan and septic complete for a 10,000+ square-foot home, including a pool and garage.

3 bedrooms, 1 bath | \$1,875,000  
 Represented by: Betsy Dunigan, Sales Associate | O. 410.263.8686  
 Coldwell Banker Residential Brokerage | D. 443.994.1239



### EDGEWATER, MARYLAND

This Colonial boasts meticulous landscaping, a wooded buffer and views of the South River in Poplar Point. Quality is throughout with extensive millwork, a gourmet kitchen, office/library, master suite and wood-burning fireplace. Enjoy a pool, deck and screened porch. Walk to your deep-water boat slip at the Poplar Point Yacht Club and Marina.

4 bedrooms, 3 full and 1 half baths | \$1,325,000  
 Represented by: Coldwell Banker Residential Brokerage  
 O. 410.263.8686 | More information: 443.973.3008





### CROWNSVILLE, MARYLAND

Gorgeous all-brick estate home offers 8,900 lavish square feet with custom details, spectacular architectural design, walls of windows, high ceilings, exquisite molding and large rooms. The master suite is a true escape with an opulent bath. The home's resort setting features screened porches, a heated pool, outdoor kitchen, fireplace and landscaping.

5 bedrooms, 6 full and 1 half baths | \$1,298,000  
 Represented by: Coldwell Banker Residential Brokerage  
 O. 410.263.8686 | More information: 443.973.3008



### ANNAPOLIS, MARYLAND

This beautiful home, with a spacious porch, is in the heart of Murray Hill and has been thoughtfully modernized and updated, while maintaining period details such as hardwood floors and original millwork and molding. A generous 2-level addition features a new family room and master suite. Only 2 blocks to Spa Creek.

4 bedrooms, 2 full and 1 half baths | \$1,225,000  
 Represented by: Coldwell Banker Residential Brokerage  
 O. 410.263.8686 | More information: 443.973.3008



### ANNAPOLIS, MARYLAND

This young custom Contemporary features open, spacious and bright rooms accented by large windows with water views. A unique floating staircase exhibits dramatic modern flair amid numerous upgrades and fabulous entertaining spaces. Multiple decks, beautiful landscaping and a private pier are among the exterior highlights.

3 bedrooms, 2 full and 1 half baths | \$1,495,000  
 Represented by: Coldwell Banker Residential Brokerage  
 O. 410.263.8686 | More information: 443.973.3008



### MARDELA SPRINGS, MARYLAND

Framed by majestic shade trees, this gated and delightfully private 15.5-acre waterfront retreat features spacious, bright and airy interiors distinguished by exquisite craftsmanship and numerous updates, including a rip-rap shoreline. The rear deck is treated to daily sunsets and looks out over the pool, dock and the Nanticoke River.

4 bedrooms, 2 full and 1 half baths | Price upon request  
 Represented by: Doug Stephens, Sales Associate | O. 410.543.4545  
 Coldwell Banker Residential Brokerage | D. 410.251.2647





### OXFORD, MARYLAND

Nearly a century ago, built with the finest materials and proudly situated on a private peninsula, Deepwater Point is a beautiful sight by land or sea. It offers modern conveniences housed within Old World craftsmanship. Commanding views of the Tred Avon River and Trippe Creek dominate each room. This architecturally significant residence has a caretaker's apartment, large guesthouse, tennis court, barn, boat house, 2 deep-water docks, brick boat landings, a courtyard, mature trees, sunsets and serenity. Sail, water ski, hunt, fish, swim and play tennis, all within this private compound.

5 bedrooms, 6 full and 1 half baths | \$6,000,000

Represented by: Chata Smith | Coldwell Banker Chesapeake Real Estate | T. 443.786.1564 | O. 410.822.9000 | crsmith@cbchesapeake.com



### OXFORD, MARYLAND

Drive down through more than 635 acres for a magical trip back in time. This property is improved with a main house, numerous tenant residences and guesthouses, all with wonderful river and cove views. The boat house, deep-water pier and 6 slips are in a protected cove off Tred Avon River.

Price upon request

Represented by: Randy Staats

Coldwell Banker Chesapeake Real Estate | rstaats@cbchesapeake.com | T. 410.924.7207 | O. 410.822.9000 | easternshoremrealtor.com



### EASTON, MARYLAND

Located on 2 acres along Peachblossom Creek, this 4,000-square-foot home has all of the amenities, including a master suite with water views overlooking the pool, patio and decks, plus a 3-car garage and implement shed.

5 bedrooms, 4 full and 1 half baths | \$1,999,000

Represented by: Randy Staats

Coldwell Banker Chesapeake Real Estate | rstaats@cbchesapeake.com | T. 410.924.7207 | O. 410.822.9000 | easternshoremrealtor.com



### WYE MILLS, MARYLAND

Superbly maintained, 3000-square-foot, Nantucket Cape Cod off the Wye River, offering 5 feet MLW, 2 boat lifts and 2 slips. Open floor plan, 1st-floor master, cathedral ceilings, maintenance-free decks, a pergola and 2-car garage with a loft. Convenient to metro Washington/Baltimore.

4 bedrooms, 3 full and 1 half baths | \$1,195,000

Represented by: Randy Staats

Coldwell Banker Chesapeake Real Estate | rstaats@cbchesapeake.com | T. 410.924.7207 | O. 410.822.9000 | easternshoremrealtor.com





### CHESTERTOWN, MARYLAND

Eastern Shore waterfront home offers panoramic Chester River views from every room. Finest quality details such as random-width antique flooring and a 2-story stone fireplace are woven into the home. A screened porch overlooks the beach and deep-water dock.

5 bedrooms, 4 baths | \$1,150,000

Represented by: Richard Budden

Coldwell Banker Chesapeake Real Estate | O. 410.778.0330 | T. 443.480.1181 | richardbudden@mrisc.com | easternshoreofmarylandrealestate.com



### CHESTERTOWN, MARYLAND

Charming waterfront with expansive views of Chester River. Extensive renovations to the main house, new pool, pool house and separate guest house (2009). Perfect for year-round living or a weekend getaway. Improved shoreline, a sandy beach, pool and very private setting make this home perfect for entertaining. Five minutes to town by car or boat.

6-7 bedrooms, 3 full and 1 half baths | \$1,395,000

Represented by: Lisa Hoon | Coldwell Banker Chesapeake Real Estate  
T. 410.708.6272 | O. 410.778.0330 | lhoon13@gmail.com



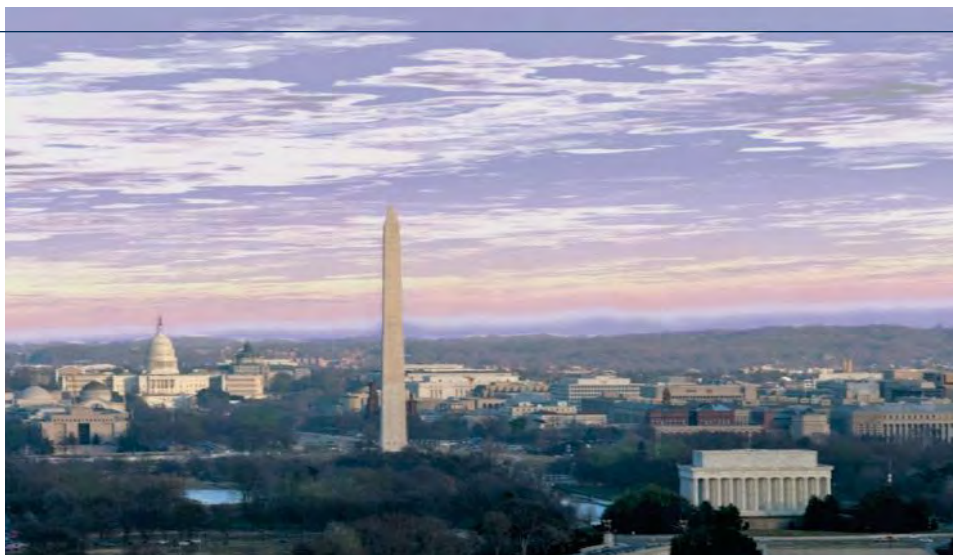
### WYE ISLAND, MARYLAND

Wye Island treasure. Privacy and panoramic views surround this home of distinguished art collectors. Replete with deep water, a tree-lined lane, heated pool, dock with electric and a boat lift, boat ramp, tennis court, gazebo, caretaker's house, private beaches and a 3-car garage. Completely furnished with teak outdoor furniture.

5 bedrooms, 6 full and 2 half baths | \$2,950,000

Represented by: Chata Smith | Coldwell Banker Chesapeake Real Estate  
T. 443.786.1564 | O. 410.822.9000 | crsmith@cbchesapeake.com





### ARLINGTON, VIRGINIA

With unparalleled views of Washington, D.C., and northern Virginia, this 3,400-square-foot penthouse was fashioned to be the premier residence at The Belvedere Condominium. A sophisticated design enables quiet enjoyment or grand entertaining, with a large gourmet kitchen, dining room seating for 16, a double living room with catering kitchen and balconies.

3 bedrooms, 2 full and 1 half baths | \$3,200,000

Represented by: John Edelmann & Carol Simmons | Coldwell Banker Residential Brokerage | J. 202.423.6900 | C. 703.819.3639



### LEWISBURG, PENNSYLVANIA

This historic 1850, restored, renovated, 10-room brick farmhouse is just a 3-hour drive from Washington, D.C., Philadelphia and New York City. This 12-acre farmette with a barn and outbuildings is a perfect weekend getaway or summer retreat. There is room for a horse. Enjoy the peaceful setting in rural Pennsylvania.

4 bedrooms, 3 baths | \$598,000

Represented by: Martha A. Barrick | Coldwell Banker Penn One Real Estate | T. 800.767.2009, Ext. 115 | mbarrick@coldwellbanker.com





### MONT CLARE, PENNSYLVANIA

Secluded park-like grounds surround this distinctive residence, inspired by Thomas Jefferson's retreat, Poplar Forest. Enjoy breathtaking views from every room and an open floor plan boasting dark wood floors, skylights, gorgeous millwork and a marble-finished endless pool. The master suite offers an opulent bath and walk-out porch.

4 bedrooms, 4 full and 1 half baths | \$1,500,000  
 Represented by: Kathy Gagnon, Sales Associate  
 Coldwell Banker Preferred | C. 610.304.9421 | O. 610.363.6006



### FLOURTOWN, PENNSYLVANIA

Set on 1.61 acres, this center-hall Colonial exemplifies elegance in a secluded setting. Large main rooms provide space for entertaining and daily living, with wainscoting, molding and custom built-ins offering beautiful accents. Lush rear grounds have a private pond and views of the 7th hole of the Philadelphia Cricket Club's Militia Hill golf course.

6 bedrooms, 5 full and 1 half baths | \$1,495,000  
 Represented by: Roddy Jennings, Sales Associate  
 Coldwell Banker Preferred | C. 215.601.8176 | O. 215.641.2727



### MT. WASHINGTON, PENNSYLVANIA

Exceptional 12,000-square-foot contemporary home on Mt. Washington. Positively one-of-a-kind, the ergonomic design boasts custom finishes in maple, marble, granite, steel and glass. It includes 4 bedroom suites, a wine cellar, negative-edge pool, hot tub, fire pits and more, all overlooking the city of Pittsburgh and its 3 rivers.

4 bedrooms, 4 full and 4 half baths | \$4,200,000  
 Represented by: Coldwell Banker Real Estate Services  
 T. 888.373.3262 | info@pittsburghmoves.com



### MARSHALL TOWNSHIP, PENNSYLVANIA

An inviting marble foyer welcomes you into this magnificent Provincial with luxurious touches throughout. Situated on over 8 acres in desirable Timbercreek, the home features 3 fireplaces, hardwood flooring, 9-foot ceilings, a fantastic master suite with sitting room and a stunning kitchen with hearth room.

5 bedrooms, 4 full and 1 half baths | \$2,195,000  
 Represented by: Coldwell Banker Real Estate Services  
 T. 888.373.3262 | info@pittsburghmoves.com





### MARSHALL TOWNSHIP, PENNSYLVANIA

Escape to your own private 23-acre estate in the center of the North Hills. This home has it all, with a 7-car garage, elevator and kitchen with slate flooring and top-of-the-line appliances. A finished walk-out lower level has radiant heat throughout. The heated barn features a full kitchen, powder room and 8 stalls, and there is a pool and pasture.

7 bedrooms, 2 full and 2 half baths | \$2,000,000  
 Represented by: Coldwell Banker Real Estate Services  
 T. 888.373.3262 | info@pittsburghmoves.com



### FRANKLIN PARK, PENNSYLVANIA

Twenty woodland acres surround this English manor in prestigious Sturbridge. Enjoy over 12,000 square feet of impressive details, including 7 fireplaces, marble and hardwood floors, an English-style library, a 27-by-27-foot 1st-floor gym, master suite with his and hers baths, and a swimming pool. All this is just 15 minutes to downtown Pittsburgh.

6 bedrooms, 6 full and 1 half baths | \$1,925,000  
 Represented by: Coldwell Banker Real Estate Services  
 T. 888.373.3262 | info@pittsburghmoves.com



### MURRYSVILLE, PENNSYLVANIA

Magnificent one-of-a-kind architecturally designed executive home in prestigious Les Chateaux. This luxurious, quality, custom-built home includes amazing upgraded features and a fabulous floor plan with oversized rooms, a grand 2-story entry, multi-level home theater, gym, spa, outdoor living area and a carriage home. Perfect for entertaining!

5 bedrooms, 5 full and 2 half baths | \$1,395,000  
 Represented by: Jodi Petrarca, Sales Associate | C. 724.640.6686  
 Coldwell Banker Real Estate Services | O. 724.327.0123



### HAMPTON TOWNSHIP, PENNSYLVANIA

Exquisite Spagnolo-built masterpiece located in the Estates at the Villa. Grand marble foyer with soaring ceilings and Swarovski chandelier. Stately circular dining room with additional Swarovski chandelier. Over-the-top high-end kitchen with granite floors and counters, a built-in refrigerator, warming drawer and breakfast room with French doors.

5 bedrooms, 4 full and 2 half baths | \$1,220,000  
 Represented by: Coldwell Banker Real Estate Services  
 T. 888.373.3262 | info@pittsburghmoves.com







### MOON TOWNSHIP, PENNSYLVANIA

Situated on a 2.3-acre homesite in a gated community, this custom classic is surrounded by manicured landscape lawns and gardens. This home includes 6 bedrooms and 3 full and 3 partial baths. Enjoy cherry woodwork, a gourmet kitchen, 2-story family room with wet bar, a fireplace, and more.

6 bedrooms, 3 full and 3 half baths | \$1,200,000  
 Represented by: Coldwell Banker Real Estate Services  
 T: 888.373.3262 | info@pittsburghmoves.com



### NEVILLEWOOD, PENNSYLVANIA

Impressive custom-built French Normandy home, with all of the amenities and breathtaking views of the countryside, is on the 12th hole at the Club Nevillewood. There is a fully equipped chef's kitchen, a great room with soaring ceiling, 3 fireplaces, a 4th bedroom currently used as a dressing room and office, and several patio and deck areas.

4 bedrooms, 4 full and 1 half baths | \$1,175,000  
 Represented by: Coldwell Banker Real Estate Services  
 T: 888.373.3262 | info@pittsburghmoves.com



### PINE TOWNSHIP, PENNSYLVANIA

Spectacular cul-de-sac location on 1-plus acres in the luxury community of Lake MacLeod. Offering 2-story and tray ceilings, custom built-ins, a 2-story family room with fireplace, formal dining room, gourmet center-island kitchen, 1st-floor master suite with 2 walk-in-closets and spa bath, walk-out game room, home theater, wet bar and sunroom.

4 bedrooms, 4 full and 2 half baths | \$1,125,000  
 Represented by: Coldwell Banker Real Estate Services  
 T: 888.373.3262 | info@pittsburghmoves.com



### PINE TOWNSHIP, PENNSYLVANIA

Magnificent 3-story, brick, Provincial home is on over 1 acre on a cul-de-sac and offers 2-story, tray and 9- and 10-foot ceilings, Roman columns, a 2-story family room with fireplace and wet bar, center-island kitchen, luxurious master with 2-sided fireplace, sitting room and spa bath, a walk-out game room with fireplace, home theater and more.

5 bedrooms, 5 full and 1 half baths | \$1,025,000  
 Represented by: Coldwell Banker Real Estate Services  
 T: 888.373.3262 | info@pittsburghmoves.com



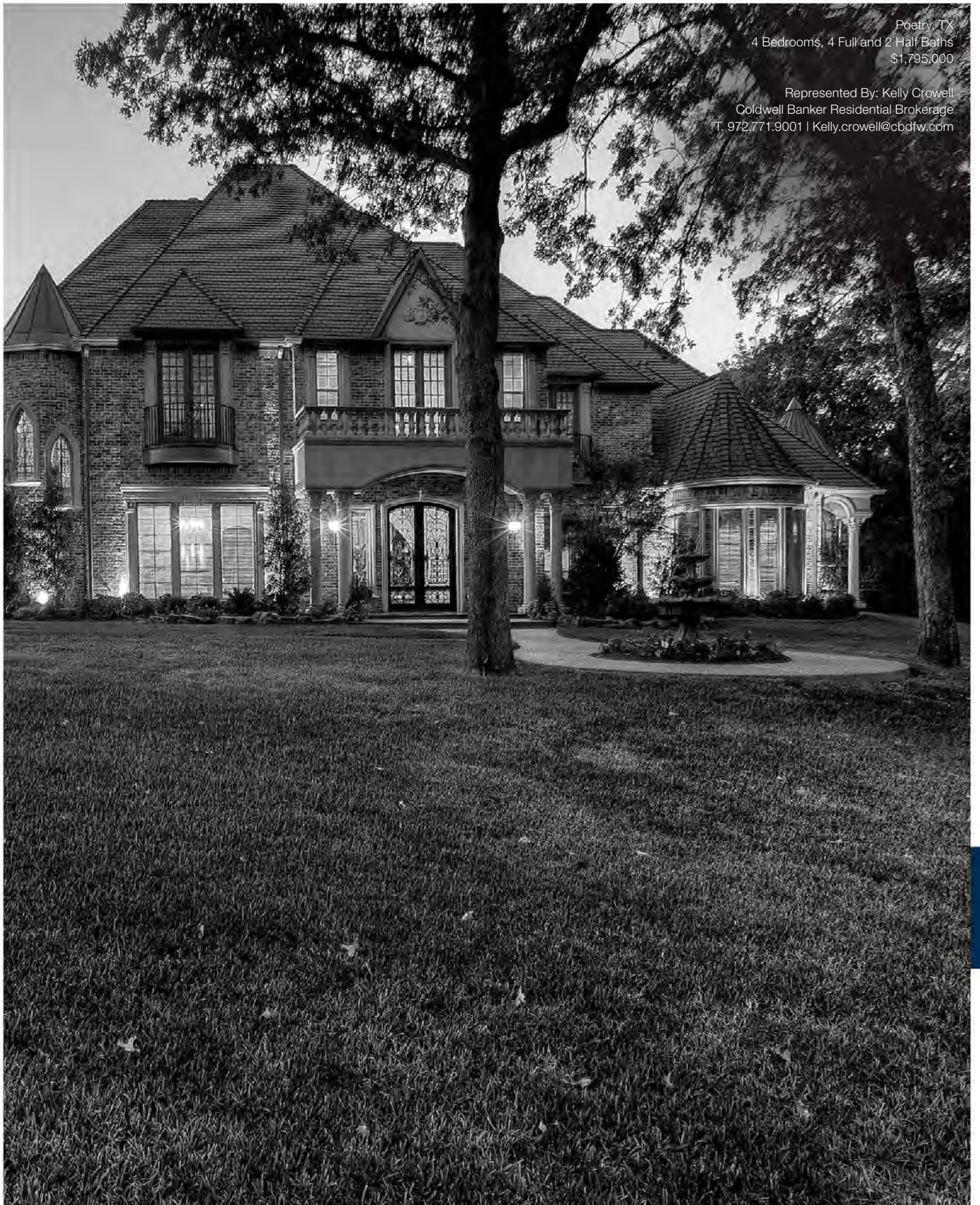


SOUTHEAST | FLORIDA · GEORGIA · NORTH CAROLINA · TEXAS



Poetry, TX  
4 Bedrooms, 4 Full and 2 Half Baths  
\$1,795,000

Represented By: Kelly Crowell  
Coldwell Banker Residential Brokerage  
T. 972.771.9001 | Kelly.crowell@cbdfw.com



DALLAS, TEXAS

# Tree House Living

The mature trees on this Dallas estate offer seclusion and a rich, gorgeous setting.

*By Alexa Rozzi*



Childhood dreams of peering out of tree forts to visions of majestic woodland and infinite skies come to life at 5333 Edlen Drive. Surrounded by 50-year-old oak trees and furnished with floor-to-ceiling windows throughout, the 9,718-square-foot Old Preston Hollow Estate makes you feel as if you're living in your own private, luxury tree house.

The circular driveway that leads to the white-columned house front is just the beginning of the rich elegance and Old World Southern charm present inside and out of this Dallas property. The combination of luxury and comfort create a living space perfect for hosting elegant

dinner parties and lavish gatherings, yet offers undeniable warmth to make the massive house feel like home.

The balance between warmth and elegance was an important design initiative for the owner of the Old Preston Hollow Estate. "I wanted it to feel like home, not just a show place," she says. "Nice enough to entertain a lot of people, but still feel like home."

The owner has lived in the estate for over 20 years while raising three sons. Evidence of her own design elements from international travels can be found throughout the many rooms of the Dallas estate. There is no need to add drapes to the floor-to-ceiling windows, as the



*“The combination of luxury and comfort create a living space perfect for hosting extravagant dinner parties and lavish gatherings, yet offers undeniable warmth to make the massive house feel like home.”*

surrounding trees provide complete privacy and an earthy feel that only nature can inspire. Dark wood floors add warmth, while Japanese design elements and custom designed stained glass features in the butler’s pantry add unique detail to the five-bedroom, seven-and-three-half-bath house.

The gourmet kitchen happens to be the owner’s favorite part of the estate. Built to entertain, the space is attached to the butler’s pantry on one side, two living areas on the other, and is equipped with dual dishwasher, ovens and sinks, as well as multiple Sub-Zero refrigerator and freezer units. While sunlight floods through the nine skylights of the sloped ceilings, filling the space with natural light, the owner enjoys filling the space with the aroma of her famous beef bourguignon cooked in a wine sauce.

Seven sets of French doors in the library, kitchen, den and game room lead to an L-shaped covered patio, perfect for year-round entertaining. The owner recalls numerous receptions for friends and alma maters hosted at the estate, as well as images of children running around at office parties, complete with clowns hired to entertain. The dynamic features of the estate provide countless options, with people gathering by the outdoor kitchen and 20-meter pool, or retreating to the indoor exercise pool, media room, or game room.

Grant Vanclave of Coldwell Banker Residential Brokerage is representing the Old Preston Hollow Estate, listed for \$2.75 million. According to Vanclave, everybody falls in love with the 1,600-square-foot master bedroom, complete with its own exercise room, wet bar, fireplace and walk-in closets — one enormous and one cedar. Second-floor views of the forest provide a relaxing backdrop, making this master suite feel like the ultimate treetop escape.

Positioned just eight minutes from the museums, shops, and restaurants of downtown Dallas, the Old Preston Hollow Estate offers families easy access to the bustling city as well as the benefits of living in a private, gated home. ♦



Dallas, Texas  
5 bedrooms, 7 full and 3 half baths  
\$2,750,000

Represented by: Grant Vanclave  
Coldwell Banker Residential Brokerage  
T. 214.828.4300 | T. 469.939.1696





## DALLAS, TEXAS

Enjoy panoramic downtown Dallas views from 23-foot windows in this conveniently located Victory Park condo. This contemporary penthouse streams tons of natural light, has 2 master suites, open living and dining areas and a gourmet galley-style kitchen. Walk to the AA Center, Klyde Warren Park, Katy Trail and some of the finest entertainment and restaurants in Dallas. Amenities include concierge, a resident lounge with coffee bar, a fitness center and a pool.

2 bedrooms, 2 baths | \$765,000

Represented by: Kathy Murray | Coldwell Banker Residential Brokerage | O. 214.521.0044 | D. 214.809.2244 | [kathy@kathymurrayhomes.com](mailto:kathy@kathymurrayhomes.com)





### DALLAS/FORT WORTH, TEXAS

Magnificent 7-acre estate with a brilliant 8,488-square-foot floor plan complemented by exquisitely designed interiors and sophisticated architectural elements. Outstanding amenities include a graceful spiral staircase, grand master suite with private gym, handsome study and media theater.

5 bedrooms, 6 baths | \$2,450,000

Represented by: Jini Cyr & Nancy Reagan

Coldwell Banker Residential Brokerage

C. 972.345.6256 | C. 214-536-9399 | jini.cyr@gmail.com



### DALLAS, TEXAS

This French Chateau boasts a grand limestone entry. The heart of the home is the open den and gourmet kitchen. Also enjoy guest and master retreats; 3 bedrooms; art, game and media rooms; a 3-car garage; elevator; stone patio; and an outdoor fireplace.

5 bedrooms, 5 full and 1 half baths | \$1,795,000

Represented by: Grant G. Hudson

Coldwell Banker Residential Brokerage

T. 214.673.8255 | grant@grantghudson.com



### DALWORTHINGTON GARDENS, TEXAS

Sunsets in Texas are a sight to behold! Viewed from the sun deck or the wraparound balcony upstairs, you'll thank your lucky stars you're in Texas. An enchanting mural enhances the barrel ceiling in the master bath suite. The kitchen is arranged for the family chef, complete with a one-of-a-kind artisan fixture, multiple work stations and professional gas range.

5 bedrooms, 6 full and 1 half baths | \$1,650,000

Represented by: Pam Bookout | T. 817.472.1567

Coldwell Banker Residential Brokerage | pam.bookout@cbdfw.com



### HEATH, TEXAS

A true show-home Tudor, adorned with rare finishes, ceiling treatments, extraordinary millwork/trim, designer details and intricate architecture. Sited on .79 of an acre, it has a gourmet granite kitchen, fireplace in the breakfast area, game/media rooms and a backyard oasis with a custom pool, spa, covered patio with surround sound, a fireplace and torches.

5 bedrooms, 4 full and 1 half baths | \$849,000

Represented by: Aidan Flores | Coldwell Banker Residential Brokerage

T. 214.679.1477 | aidan.flores@cbdfw.com





### MCLENDON CHISHOLM, TEXAS

A Kingsbridge Tour of Homes award winner, this 6,972-square-foot home boasts sheer luxury with designer decor/finishes. Car collectors will enjoy the 8-car parking, while a gourmet kitchen, media room with concessions bar and outdoor entertaining space with a full kitchen, phantom screens, a custom pool/spa and torch fireplace are among the additional features.

5-plus bedrooms, 4 full and 1 half baths | \$1,495,000  
 Represented by: Aidan Flores | Coldwell Banker Residential Brokerage  
 T. 214.679.1477 | aidan.flores@cbdfw.com



### DALLAS, TEXAS

Often sought, rarely found. This custom, French-inspired masterpiece, built by Sharif & Munir, spans 5,304 square feet of comfort and luxury in a desirable, guard-gated community. Enjoy all of the amenities one would expect in a home of this caliber, including 2 master suites and oversized en suite bathrooms, all on a private, beautifully manicured lot.

3 bedrooms, 3 full and 2 half baths | \$1,495,000  
 Represented by: Aidan Flores | Coldwell Banker Residential Brokerage  
 T. 214.679.1477 | aidan.flores@cbdfw.com



### HEATH, TEXAS

Stunning, 2.52 park-like acres with a pond and fountain set the landscape for this 7,417-square-foot mansion and 440-square-foot cabana. With generous family and formal spaces, game/media areas, a study, ample storage and a resort-style pool, this home is an outstanding opportunity to own one of Heath's masterpieces, in premier gated community.

5 bedrooms, 6 full and 3 half baths | \$1,295,000  
 Represented by: Aidan Flores | Coldwell Banker Residential Brokerage  
 T. 214.679.1477 | aidan.flores@cbdfw.com



### HEATH, TEXAS

Magnificent Aspen-inspired estate on 2 park-like acres. Features include quest quarters, all newly updated baths, a gourmet granite kitchen with Sub-Zero, a large open family room with gaming alcove, formal living/dining, a study, wine cellar, an opulent master, garage parking for 4 vehicles and an outdoor oasis with walk-in pool/spa, fountain, fire pit and torches.

6 bedrooms, 5 full and 3 half baths | \$1,275,000  
 Represented by: Aidan Flores | Coldwell Banker Residential Brokerage  
 T. 214.679.1477 | aidan.flores@cbdfw.com







### ALPHARETTA, GEORGIA

The ultimate equestrian estate, complete with a chateau, 13+ acres of pastures and an 8-stall horse barn with caretakers' apartment. Featuring custom kitchen/keeping room, banquet dining, library, grand room, and terrace-level entertainment areas. Special features include a pool, spa, waterfall with slide, koi pond, a beach and more.

6 bedrooms, 6 full and 3 half baths | \$5,400,000  
 Represented by: Katie Brinkman | T. 404.372.9252  
 Coldwell Banker Residential Brokerage | coldwellbankeratlanta.com



### DULUTH, GEORGIA

All the amenities of a world-class resort are found at this European masterpiece located in St. Ives Country Club. Enjoy sweeping views of the golf course from this 13,000-plus-square-foot home with a 400-foot-deep private well, garden room with 35-foot ceilings and a stained-glass rotunda, sunken bar, basketball court, heated pool, Jacuzzi and more!

6 bedrooms, 6 full and 4 half baths | \$3,185,000  
 Represented by: Christopher & Jackye McCarley | T. 678.294.5185  
 Coldwell Banker Residential Brokerage | coldwellbankeratlanta.com



### SANDY SPRINGS, GEORGIA

This incredible, custom, brick, stone and shingle beauty boasts 3 finished levels, 9,000+ square feet of luxurious finishes, a chef's kitchen, spa master on main level, en-suite bedrooms, a finished terrace level with kitchen and media room. The large lot allows for an open-air covered porch, a 3-car garage and room for a pool.

7 bedrooms, 7 full and 1 half baths | \$1,675,000  
 Represented by: Carole Short | T. 770.364.9328  
 Coldwell Banker Residential Brokerage | coldwellbankeratlanta.com



### EAST COBB, GEORGIA

Spectacular describes this unbelievable custom home and superb value in East Cobb's top-ranked Walton school district. There is a master suite with sitting room on the main level, 2 kitchens, an exquisite gentleman's library, a gym, media and rec rooms, a wine cellar and an incredible porch with fireplace that overlooks the waterfall.

5 bedrooms, 5 full and 1 half baths | \$1,499,000  
 Represented by: Marsha Sell | T. 404.830.2000  
 Coldwell Banker Residential Brokerage | coldwellbankeratlanta.com





### SANDY SPRINGS, GEORGIA

Prestigious Sandy Springs neighborhood with top schools close-in. This custom Contemporary with low-maintenance white brick is on a cul-de-sac. There is a gentleman's study and all en suite bedrooms, including a romantic master suite with fireplace and his and hers bath. A level backyard has a play area, heated pool and a gazebo.

8 bedrooms, 9 full and 1 half baths | \$1,250,000  
 Represented by: Debbie Sonenshine | T. 404.250.5311  
 Coldwell Banker Residential Brokerage | [coldwellbankeratlanta.com](http://coldwellbankeratlanta.com)



### DECATUR, GEORGIA

Impeccably designed, yet comfortable for everyday living and entertaining, this Oak Grove beauty has a 20-foot grand entry, imported Italian light fixtures, custom cabinetry/closets, a chef's kitchen, and hardwood and travertine floors. There is a master bedroom with fireplace, a finished terrace level with media room and a lush, pool-ready yard.

6 bedrooms, 4 full and 1 half baths | \$1,049,900  
 Represented by: Mary Wynkoop | T. 770.642.3661  
 Coldwell Banker Residential Brokerage | [coldwellbankeratlanta.com](http://coldwellbankeratlanta.com)



### EAST COBB, GEORGIA

Classic Traditional with a Tuscan flair. This spectacular executive home, in an area with top East Cobb schools, features impeccable craftsmanship, unsurpassed quality and many architectural details. Beautiful, yet warm and inviting, it offers 3 levels of superb living. Enjoy the outdoor living area, a true private oasis.

6 bedrooms, 5 full and 1 half baths | \$879,000  
 Represented by: Barbara Cordell | T. 404.518.3466  
 Coldwell Banker Residential Brokerage | [coldwellbankeratlanta.com](http://coldwellbankeratlanta.com)



### BUCKHEAD, GEORGIA

Three blocks from Atlanta International School and Garden Hills Elementary is this wonderful home featuring a cook's kitchen—with double Sub-Zeros and a commercial range—opening to family and breakfast rooms. There is a guest bedroom or parlor on the main floor, a luxury master suite and multiple decks overlooking park green space.

6-plus bedrooms, 6 full and 1 half baths | \$829,900  
 Represented by: Sally Westmoreland | T. 404.354.4845  
 Coldwell Banker Residential Brokerage | [coldwellbankeratlanta.com](http://coldwellbankeratlanta.com)





### JOHNS CREEK, GEORGIA

Welcome to North Fulton's most coveted estate. Nestled in the town's most exclusive, gated community, this Bill Harrison-designed European manor spans 12,000 square feet with unrivaled finishes. Features include 8 en suite bedrooms, a sprawling entertainment level, private tennis courts, a batting cage and a resort-style pool, all on 2.5 supremely private acres.

8 bedrooms, 7 full and 1 half baths | \$2,199,000  
 Represented by: Marc Castillo | Coldwell Banker Residential Brokerage  
 T. 404.449.6862 | marc.castillo@myintown.com



### JOHNS CREEK, GEORGIA

This custom, brick and stone estate overlooking the national park offers resort-style living with 6 en suite bedrooms, soaring ceilings and richly detailed millwork throughout its 3 finished levels. Double loggias overlook a magnificent pool and spa, outdoor kitchen, batting cage and playground, perfect for year-round outdoor entertainment.

6 bedrooms, 6 full and 2 half baths | \$1,949,000  
 Represented by: Marc Castillo | Coldwell Banker Residential Brokerage  
 T. 404.449.6862 | marc.castillo@myintown.com



### ATLANTA, GEORGIA

A sublime storybook Tudor designed by Stephen Fuller, boasting 7,000 square feet of exceptional custom details. The open floor plan includes a chef's kitchen opening to a spacious great room, 6 en suite bedrooms, 2 loggias and a sprawling terrace level with an English pub bar and home theater. A beautifully manicured setting in desirable Buckhead.

6 bedrooms, 7 full and 2 half baths | \$1,795,000  
 Represented by: Marc Castillo | Coldwell Banker Residential Brokerage  
 T. 404.449.6862 | marc.castillo@myintown.com



### DUNWOODY, GEORGIA

This classic French manor home features a large kitchen open to a morning room and a family room with a fireplace. Other highlights include a center stairway, study, formal dining room and a large media/playroom upstairs. The master suite is on the main level, and the yard will accommodate a pool.

4 bedrooms, 4 full and 1 half baths | \$825,000  
 Represented by: Robin Blass | T. 770.804.6226  
 Coldwell Banker Residential Brokerage | coldwellbankeratlanta.com





### BELLEAIR BLUFFS, FLORIDA

Elegant waterfront perched 25 feet atop a bluff overlooking Clearwater Bay. This beautiful home blends formal and casual living spaces for the ultimate Florida lifestyle. A renovated chef's kitchen, expansive living areas, 450-plus-bottle wine cellar, media room, workout room, heated lap pool and spa, boat house with lift/dock, lanai with remote-operated screens and an array of practical upgrades are just a few of the many amenities. Enjoy breathtaking water views and mature landscaping amongst lush rolling lawns. Just minutes from Sand Key beaches, and located within close proximity to downtown St. Pete, Tampa and Tampa International Airport.

5 bedrooms, 5 full and 1 half baths | \$3,250,000

Represented by: Gail Bernucca | Coldwell Banker Residential Real Estate | T. 813.440.5925 | gail@therealestatepost.com | therealestatepost.com



### SARASOTA, FLORIDA

Contemporary masterpiece on Bird Key with panoramic views of Sarasota Bay and the Intercoastal Waterway. Enjoy luxurious yet casual waterfront living with a deep-water dock. Intimate feel with warm textures and ample space to accommodate entertaining on a large scale. Impeccable construction exceeds building codes.

5 bedrooms, 5 full and 2 half baths | \$4,859,000

Represented by: George Appel & Mary Hale | T. 941.323.2371

Coldwell Banker Residential Real Estate | emaryhale@comcast.net



### SIESTA KEY, FLORIDA

Currently the only Gulf-to-Bay lots available on Siesta Key! A rare opportunity offering privacy, direct water access and beautiful surrounding views. Enjoy the sandy beach outside your front door, while protected water serves as your backyard. Ideal for boat lovers, with 135 total feet of frontage on the Gulf of Mexico and Sarasota Bay, a dock and sailboat water.

\$1,600,000

Represented by: Jay & Kyle Mitchell | T. 941.586.1754

Coldwell Banker Residential Real Estate | jayandkyle.com





### TAMPA, FLORIDA

Enjoy sunrises and city skyline views from this 1.26-acre, bayfront estate stretching a city block of South Tampa's popular Bayshore Blvd. The elegant 7,000-square-foot Colonial features dramatic architecture and a masterfully designed floor plan that easily accommodates both large-scale entertainment and intimate gatherings with friends and family.

4 bedrooms, 4 full and 1 half baths | \$3,195,000

Represented by: Mike Hughes & Jeff Shelton | T. 813.286.6563  
Coldwell Banker Residential Real Estate | hughesshelton.com



### TAMPA, FLORIDA

With sweeping views of the Palma Ceia Golf and Country Club, this gracious home evokes its rich history and timeless sophisticated design. The main house offers 4 bedrooms and 3.5 baths with an additional 600-square-foot, 2-bedroom, 1-bath carriage house above the 3-car garage.

4 bedrooms, 3 full and 1 half baths | \$2,295,000

Represented by: Mike Hughes & Jeff Shelton | T. 813.286.6563  
Coldwell Banker Residential Real Estate | hughesshelton.com



### INDIAN SHORES, FLORIDA

Enjoy sweeping sunsets from this exquisite 6th-floor Indian Shores penthouse on the Gulf of Mexico. The 5,100-square-foot open floor plan is complemented by an incredible kitchen, luxurious master suite and an abundance of entertainment areas. This unit spans the entire floor of the building and includes a private elevator entrance from the lobby.

4 bedrooms, 4 full and 1 half baths | \$1,695,000

Represented by: Mike Hughes & Jeff Shelton | T. 813.286.6563  
Coldwell Banker Residential Real Estate | hughesshelton.com



### TAMPA, FLORIDA

Nestled in the community of Culbreath Isles, this tastefully updated pool home offers comfortable and welcoming living areas inside and out. The 4,037-square-foot house features formal and informal living spaces on the 1st floor with a stunning eat-in kitchen, while upstairs, you'll find an oversized owner's retreat and 4 additional generous bedrooms.

5 bedrooms, 4 full and 1 half baths | \$1,165,000

Represented by: Mike Hughes & Jeff Shelton | T. 813.286.6563  
Coldwell Banker Residential Real Estate | hughesshelton.com





### ST. PETE BEACH, FLORIDA

A perfect balance of uncompromised quality, elegance and tranquility abound in this magnificent Gulf-front residence, nestled in Pass-A-Grille. Impeccably designed and finished with generously proportioned spaces, this 5,100-plus-square-foot home is intimate enough for quiet enjoyment, yet has every accoutrement for lavish entertainment.

3 bedrooms, 4 full and 1 half baths | \$5,200,000  
 Represented by: Carole Merritt | Coldwell Banker Residential Real Estate  
 T. 727.580.4447 | luxuryrealestatetampabay.com



### REDINGTON BEACH, FLORIDA

Offering the finest in coastal living, this perfectly appointed, custom-built, Gulf-front residence on more than .33 of an acre boasts unparalleled water views, a sugar-white beach and mesmerizing surf sounds. Meticulous attention to every detail is apparent throughout this spacious 4,600-square-foot home.

4 bedrooms, 4 baths | \$3,950,000  
 Represented by: Carole Merritt | Coldwell Banker Residential Real Estate  
 T. 727.580.4447 | luxuryrealestatetampabay.com



### ST. PETERSBURG, FLORIDA

Spacious balconies enhance the phenomenal water views of the Bay from Tampa's skyline to the Gulf beaches in this magnificent 28th-floor penthouse. Craftsmanship abounds throughout the 4,900 square feet with exquisite finishes, marble/walnut flooring, an elevator vestibule, superbly designed kitchen, comfortable living areas and an opulent master retreat.

4 bedrooms, 3 full and 1 half baths | \$2,850,000  
 Represented by: Carole Merritt | Coldwell Banker Residential Real Estate  
 T. 727.580.4447 | luxuryrealestatetampabay.com



### ST. PETE BEACH, FLORIDA

This magnificent, waterfront, Mediterranean residence overlooking Boca Ciega Bay is a masterpiece of craftsmanship and artistry. Built in 2009 of concrete and steel atop 89 pilings, the home exudes a casual, yet elegant, lifestyle enhanced by exquisite finishes and breathtaking water views. Exceptional outdoor living with multiple patios, a pool and a dock.

4 bedrooms, 4 full and 1 half baths | \$2,690,000  
 Represented by: Carole Merritt | Coldwell Banker Residential Real Estate  
 T. 727.580.4447 | luxuryrealestatetampabay.com





**ST. PETE BEACH, FLORIDA**

Every amenity imaginable abounds in this magnificent custom home on St. Pete Beach. Nestled on a double waterfront lot, at the end of a cul-de-sac, you can enjoy the best of both worlds with wide-open sailboat water and convenient walking distance from the town's renowned white-sand beaches and turquoise-blue waters.

4 bedrooms, 4 full and 1 half baths | \$3,899,000  
 Represented by: Donna Miller | Coldwell Banker Residential Real Estate  
 T. 727.520.2737 | scansalesdonna@aol.com



**ST. PETE BEACH, FLORIDA**

Once-in-a-lifetime opportunity to own one of the few wide-open water-view homes in St. Pete Beach. Perfectly positioned to take full advantage of the sunrises, this charming property, in the heart of St. Pete Beach, boasts endless Boca Ciega Bay and downtown views. With bamboo floors, granite counters and a kitchen designed for entertaining both inside and out, this home is a must-see.

3 bedrooms, 3 baths | \$1,189,900  
 Represented by: Donna Miller | Coldwell Banker Residential Real Estate  
 T. 727.520.2737 | scansalesdonna@aol.com





### WEST SHORE, TIERRA VERDE, FLORIDA

Spanning 12,688 heated square feet and 21,000+ square feet under roof, this palatial Gulf-front estate enjoys endless water views and sunsets! Top-of-the-line materials and amazing craftsmanship include a travertine exterior finish with Japanese clay glazed tile roof, art glass lighting, a dramatic sweeping staircase, 2 elevators, rare exotic hardwoods, a large blue tiled pool with waterfall and outdoor kitchen.

5 bedrooms, 6 full and 3 half baths | \$7,999,000  
 Represented by: Tammy Campbell-Plummer | Coldwell Banker Residential Real Estate  
 T. 727.455.2351 | mygulfbeaches.com



### TREASURE ISLAND, FLORIDA

Key West-inspired luxury home on a double waterfront lot on Sunset Beach! Built in 2007, designer details through, a low-maintenance metal roof, hurricane-rated windows, a gas generator, walnut hardwood floors, white tongue and groove ceilings and marble counters. Up to an 80-foot yacht on deep protected water with no bridges to the Gulf!

5 bedrooms, 4 full and 1 half baths | \$2,300,000  
 Represented by: Tammy Campbell-Plummer | T. 727.455.2351  
 Coldwell Banker Residential Real Estate | mygulfbeaches.com



### TIERRA VERDE, FLORIDA

Enjoy panoramic open water views and sunsets from this regal 2-story home offering a gourmet, custom cherry kitchen finished in exotic granite with Sub-Zero and Thermador appliances. Graced with 2-story columns front and back, this striking home has a gorgeous pool/spa, travertine deck, 100 feet of waterfront, newer seawall and dock with 16,000-lb lift.

4 bedrooms, 4 full and 1 half baths | \$2,200,000  
 Represented by: Tammy Campbell-Plummer | T. 727.455.2351  
 Coldwell Banker Residential Real Estate | mygulfbeaches.com







### KEITH POINT, SARASOTA, FLORIDA

This gated Sarasota Bay-front estate on Lido Key is surrounded by lush tropical landscaping and supreme privacy. Enjoy open views from nearly every room, 175 feet of water frontage and an oversized dock to accommodate nearly any size boat. [www.500KeithPointe.com](http://www.500KeithPointe.com)

4 bedrooms, 4 full and 1 half baths | \$3,899,000

Represented by: Lynne Koy | Coldwell Banker Residential Real Estate  
C. 941.544.5117 | T. 941.387.1803 | [lkoy@coldwellbanker.com](mailto:lkoy@coldwellbanker.com)



### SPICE BAY, SARASOTA, FLORIDA

An exquisitely crafted, Dutch West Indies-style residence on Siesta Key. Nestled within majestic oaks, Spice Bay has 450 feet fronting Little Sarasota Bay. With 4 bedrooms, 4.5 bathrooms and separate guest quarters, this home exudes a casual elegance and promotes indoor-outdoor living. [www.1220SharswoLn.com](http://www.1220SharswoLn.com)

4 bedrooms, 4 full and 1 half baths | \$2,349,000

Represented by: Lynne Koy | Coldwell Banker Residential Real Estate  
C. 941.544.5117 | T. 941.387.1803 | [lkoy@coldwellbanker.com](mailto:lkoy@coldwellbanker.com)



### LBK TOWERS, LONGBOAT KEY, FLORIDA

Breathtaking Gulf, bay and city views behind the gates of the Longboat Key Club. This penthouse residence is abundant with open space, soaring ceilings and parquet floors in the entry, living room and dining rooms and oversized windows that welcome the sun and sea. [www.601LongboatClubPhs.com](http://www.601LongboatClubPhs.com)

3 bedrooms, 3 baths | \$1,999,000

Represented by: Lynne Koy | Coldwell Banker Residential Real Estate  
C. 941.544.5117 | T. 941.387.1803 | [lkoy@coldwellbanker.com](mailto:lkoy@coldwellbanker.com)



### ST. ARMANDS CIRCLE, SARASOTA, FLORIDA

Steps away from the white sand of Lido Beach and world-renowned St. Armands Circle. Overlooking protected Pansy Bayou, this custom-built family home features more than 3,000 square feet of gracious living space. Enjoy a luxurious, tropical lifestyle in this fabulous, waterfront, Florida retreat. [www.460NWashingtonDrive.com](http://www.460NWashingtonDrive.com)

4 bedrooms, 3 baths | \$1,799,500

Represented by: Lynne Koy | Coldwell Banker Residential Real Estate  
C. 941.544.5117 | T. 941.387.1803 | [lkoy@coldwellbanker.com](mailto:lkoy@coldwellbanker.com)





### SARASOTA, FLORIDA

Exquisitely designed, 4,200-square-foot home with incredible sunsets and boating, kayaking and Jet Skiing right outside your door. Entertain by the pool and multi-level terraces or in your large, granite, center-island kitchen with Miele, Viking and Sub-Zero appliances. Truly an unparalleled location, convenient to shopping, Gulf Gate, downtown and beaches.

4 bedrooms, 4 full and 1 half baths | \$2,250,000  
 Represented by: Betsy de Manio | Coldwell Banker Residential Real Estate  
 T. 941.914.5540 | [betsy@betsydemanio.com](mailto:betsy@betsydemanio.com)



### SIESTA KEY, FLORIDA

A boater's paradise, this 4,412-square-foot, Key West-style gem is at the mouth of the Grand Canal, with direct access to the Intracoastal. Features include soaring ceilings, clerestory windows, detailed woodwork, private balconies off the bedrooms, a granite center-island kitchen with breakfast bar, hurricane shutters, a dock and lifts for a boat and 2 Jet Skis.

4 bedrooms, 4 full and 1 half baths | \$2,250,000  
 Represented by: Betsy de Manio | Coldwell Banker Residential Real Estate  
 T. 941.914.5540 | [betsy@betsydemanio.com](mailto:betsy@betsydemanio.com)



### SIESTA KEY, FLORIDA

Sophisticated, spacious 2,738-square-foot condo on the Gulf of Mexico. Highly desirable "Hidden Lagoon" encompasses 7 acres of stunning beach and Gulf views in southern Siesta Key. Completely updated, with a state-of-the-art kitchen, 7-by-6-foot stainless steel island, dining area and expansive living room with views. Heated pool, tennis and private 2-car garage.

3 bedrooms, 3 baths | \$1,549,000  
 Represented by: Betsy de Manio | Coldwell Banker Residential Real Estate  
 T. 941.914.5540 | [betsy@betsydemanio.com](mailto:betsy@betsydemanio.com)



### SIESTA KEY, FLORIDA

Rare opportunity to own a 2,002-square-foot penthouse at Siesta Gulf View on the No. 1 beach in America. Breathtaking views, plenty of space to entertain or unwind on the screened balcony, a private path to the beach, a short walk to Siesta Key Village and exclusive amenities: a clubhouse, heated pool, fitness center, tennis and 2 parking spaces.

3 bedrooms, 2 baths | \$1,200,000  
 Represented by: Betsy de Manio | Coldwell Banker Residential Real Estate  
 T. 941.914.5540 | [betsy@betsydemanio.com](mailto:betsy@betsydemanio.com)



## SIESTA KEY, FLORIDA

Nestled on 1.5 acres along the bay, this home was originally built in 1925 by John Tuttle, and has been lovingly expanded and updated to preserve its authentic character and Southern charm. Lush mature landscaping adorns the expansive lawns, while verandas, brick terraces, a reading porch, private pool, 200 feet of bay dockage for 2 boats and additional deep-water dockage on Hanson Bayou are among the many highlights.

5 bedrooms, 5 full and 1 half baths | \$5,999,000

Represented by: Betsy de Manio | Coldwell Banker Residential Real Estate | T. 941.914.5540 | [betsy@betsydemanio.com](mailto:betsy@betsydemanio.com)



### SARASOTA, FLORIDA

Beautiful, Key West-style home spanning 4,300 square feet in a gated enclave on the bay. Elegant appointments, such as Brazilian cherry floors and wood-plank tray ceilings greet you upon entering. The entire 3rd level is dedicated to a full master retreat. An outdoor kitchen with fireplace complements the pool with spa. Enjoy the community's open seating, fishing pier and breathtaking sunsets.

4 bedrooms, 4 full and 2 half baths | \$1,700,000  
 Represented by: Lynn Robbins | Coldwell Banker Residential Real Estate  
 T. 941.366.8070 | C. 941.376.5077 | lynnrobbins.com



### SARASOTA/SIESTA KEY, FLORIDA

Once-in-a-lifetime opportunity to build the beachfront home of your dreams. Surrounded by sugar-white sands and sparkling azure waters of the Gulf of Mexico is one of the last available sites along America's No. 1 beach, just steps to the eclectic restaurants and shops of Siesta Village. Your custom-designed masterpiece awaits. Unique office/residential zoning.

\$1,835,000  
 Represented by: Carolyn Donnelly, P.A. | T. 941.350.9900  
 Coldwell Banker Residential Real Estate | carolyn@carolynskeys.com



### NAPLES, FLORIDA

"Casa ma donna" is a tranquil yet inviting entertainer's paradise, in an exclusive, gated golf community. Rich design features include a 4,836-square-foot screened lanai with imported Italian marble pavers, a custom pool/spa with rock waterfall, outdoor dining area overlooking the lake and fountain, full summer kitchen with bar and a covered entertainment area.

4-plus bedrooms, 4 full and 2 half baths | \$1,250,000  
 Represented by: Jody Levy & Lynn Applebaum | T. 239.682.7234  
 Coldwell Banker Residential Real Estate | jody.levy@floridamoves.com





## CASEY KEY, SARASOTA, FLORIDA

Enjoy 157 feet of direct beach frontage, a resort-like ambiance and spectacular sunsets from nearly every room in this gated, 10,000-square-foot estate. The finest details abound throughout, including Venetian plaster, faux painting, designer furniture inside and out, a library/office, 2-bedroom guesthouse, 4-car garage, game room, theater, private courtyards with seating, fountains, a pool, outdoor fireplace, fire pit and a large, beach-side lawn overlooking the gulf.

6 bedrooms, 5 full and 3 half baths | \$9,450,000

Represented by: Albert, Annette & Kathy Ayers | Coldwell Banker Residential Real Estate | T. 941.966.6440 | alayers@comcast.net





### SARASOTA, FLORIDA

Without a doubt, this 10th-floor end unit in Sarasota Bay Club has one of the most stunning bayfront views you'll find in downtown Sarasota. The beautifully appointed residence is in the area's most prestigious luxury retirement condominium. This impressive enclave defines luxury retirement living and provides a lifestyle where residents are indulged with an unsurpassed selection of amenities and services that delivers on the highest of expectations. [www.YourSarasotaRealEstate.com](http://www.YourSarasotaRealEstate.com)

3 bedrooms, 2 full and 1 half baths | \$1,250,000

Represented by: Andree Huffine | Coldwell Banker Residential Real Estate | T. 941.232.4053 | [andree@yoursarasotarealestate.com](mailto:andree@yoursarasotarealestate.com)



### NAPLES, FLORIDA

Your own private paradise awaits on more than an acre of beautifully landscaped lake frontage. This 9,000-plus-square-foot estate has every amenity imaginable: a gourmet kitchen, dream master suite, resort-style backyard with an infinity pool and spa, a sauna, steam room, billiards and theater room, private elevator, nanny suite, wine cellar, gym, 3,350-square-foot guesthouse, an RV garage and more.

6 bedrooms, 6 full and 1 half baths | \$3,500,000

Represented by: Debra McInnis | Coldwell Banker Residential Real Estate  
T. 239.776.4946 | [debra.mcinnis@floridamoves.com](mailto:debra.mcinnis@floridamoves.com)





### NAPLES, FLORIDA

Contemporary beachfront estate features over 13,000 square feet of true Florida living, directly on the Gulf of Mexico, with breathtaking views from every room! Every suite offers private baths and beachside balconies, while additional features include climate-controlled 4-car parking, a private elevator and fabulous pool, just steps to the sand.

5 bedrooms, 6 baths | \$11,900,000

Represented by: The Harris-Peppe Team | T. 239.370.0574  
Coldwell Banker Residential Real Estate | [naplesrealestate.com](http://naplesrealestate.com)



### NAPLES, FLORIDA

Casual luxury meets classic style in this 8,500-square-foot masterpiece, affording beautiful views of the channel from almost every room. The direct-access property offers a balcony, private bath off every suite, hickory flooring and a gourmet kitchen with Wolf and Sub-Zero appliances. No detail has been overlooked in this captivating residence.

5 bedrooms, 5 baths | \$2,999,000

Represented by: The Harris-Peppe Team | T. 239.370.0574  
Coldwell Banker Residential Real Estate | [naplesrealestate.com](http://naplesrealestate.com)



### NAPLES, FLORIDA

This modern beach house has been renovated and lovingly cared for by the designer owner. Both the main house and the charming cottage are framed by secluded landscaping, including a lovely pool, gardens and extensive patios and outside living areas. Perfect for the buyer seeking a great location, complete privacy, clean lines and meticulous detailing.

2 bedrooms, 2 baths | \$2,275,000

Represented by: The Harris-Peppe Team | T. 239.370.0574  
Coldwell Banker Residential Real Estate | [naplesrealestate.com](http://naplesrealestate.com)



### NAPLES, FLORIDA

A rarely available and highly sought-after address, this home boasts more than 4,600 square feet of true Florida living, including outdoor patios, a gazebo, covered lanai and pool. The updated 3-bedroom home offers 160 feet of direct-access water frontage on 2 channels, docking for 4 boats and 2 lifts. Truly a boater's paradise.

3 bedrooms, 2 baths | \$1,075,000

Represented by: The Harris-Peppe Team | T. 239.370.0574  
Coldwell Banker Residential Real Estate | [naplesrealestate.com](http://naplesrealestate.com)





### CUDJOE KEY, FLORIDA

This open-water property has 160 feet of concrete seawall, a coastal living feel, spectacular open-water views and canal dockage with davits. The gated property includes paver walkways, leading to a concrete pool, hot tub, beach area and plenty of room for parking.

3 bedrooms, 2 full and 1 half baths | \$1,200,000  
 Represented by: Diane Corliss  
 Coldwell Banker Schmitt Real Estate Co.  
 T. 305.849.0934 | [diane@dianecorliss.com](mailto:diane@dianecorliss.com) | [dianecorliss.com](http://dianecorliss.com)



### MARATHON, FLORIDA

Fully enjoy the Florida lifestyle with this turnkey island-style home in the prestigious Stirrup Key gated community. Amenities include high ceilings, granite countertops and wood cabinets, and an outdoor entertainment area with Chikkee Hut and endless open-water views.

3 bedrooms, 3 baths | \$1,495,000  
 Represented by: Gidget Jackson  
 Coldwell Banker Schmitt Real Estate Co.  
 T. 305.900.8217 | [gidgetjackson@gmail.com](mailto:gidgetjackson@gmail.com) | [gidgetjackson.com](http://gidgetjackson.com)



### NAPLES, FLORIDA

Step into this marvelously appointed home and enjoy one of the most inviting lake views in the Classics at Lely Resort. This open and airy great room floor plan is being offered furnished and includes a spacious kitchen and 3-car garage. Enjoy Florida-style outdoor living on the oversized lanai with a custom pool and summer kitchen. This home was built to entertain!

3-plus bedrooms, 3 baths | \$1,049,000  
 Represented by: Beth Brown | Coldwell Banker Residential Real Estate  
 T. 239.250.2408 | [bethbrownnaples@gmail.com](mailto:bethbrownnaples@gmail.com) | [callnapleshome.com](http://callnapleshome.com)



### COCONUT GROVE, FLORIDA

Sleek and sophisticated, this stunning, private, 2-story residence in South Coconut Grove features soaring ceilings, marble floors, custom built-ins and expansive windows, accentuating the home with natural light. The large kitchen features granite countertops and new appliances. Enjoy your own tropical oasis among the gorgeous lagoon-style pool and spa.

4 bedrooms, 3 full and 1 half baths | \$1,299,000  
 Represented by: Marilyn Tatman | [marilyn.tatman@floridamoves.com](mailto:marilyn.tatman@floridamoves.com)  
 Coldwell Banker Residential Real Estate | T. 305.807.1996







### COCONUT GROVE, FLORIDA

This 2005 home was designed by well-known architect Roney Mateu. With more than 2,900 square feet, the "Casa Grove" compound is comprised of a main house, guesthouse and a 2-car, climate-controlled garage. The home is state-of-the-art with exquisite finishes and includes a generator that provides energy to the entire house.

4 bedrooms, 3 full and 1 half baths | \$2,650,000  
 Represented by: David Sporn | [floridamoves.com/david.sporn](http://floridamoves.com/david.sporn)  
 Coldwell Banker Residential Real Estate | T. 305.803.3283



### MIAMI, FLORIDA

Enter this beautiful pool home through a lushly landscaped courtyard. Offering a modern meets classic design, this property is perfect for entertaining and boasts an open floor plan, spacious living areas with dark hardwood and travertine floors, a large kitchen and built-in wine cooler. The master features French doors leading to courtyard/pool.

3 bedrooms, 3 baths | \$1,349,000  
 Represented by: Eva Oliver & David Sporn | T. 786.356.7213  
 Coldwell Banker Residential Real Estate | [thejills.com](http://thejills.com)



### GROVE ISLE, COCONUT GROVE, FLORIDA

Luxury living with 24-hour gated security on a 20-acre island, just minutes from downtown Miami, the international airport, South Beach and Coconut Grove. Amenities include an elegant 50-room hotel and yacht club, world-class tennis and marina facilities, a state-of-the-art spa; a gourmet restaurant and a bicycle and jogging path.

Price upon request  
 Represented by: David Sporn, Grove Isle Resident Specialist  
 Coldwell Banker Residential Real Estate | T. 305.803.3283



### CORAL GABLES, FLORIDA

Nestled in guard-gated Cocoplum, this custom Contemporary enjoys an abundance of natural light, lush landscaping and a stunning bridge over water. Wide windows, sliding glass doors, vaulted ceilings, large living areas, a spacious kitchen and screened terrace with summer kitchen blend modern convenience with sheer luxury in an unmatched location.

5 bedrooms, 7 full and 1 half baths | \$2,950,000  
 Represented by: Albert Labrada | Coldwell Banker Residential Real Estate  
 T. 786.290.3594 | [elitehomesofmiami.com](http://elitehomesofmiami.com)





**FORT LAUDERDALE, FLORIDA**

Unparalleled finishes and appointments are found within this custom townhome. Tropical paradise and privacy, all within your own gated and walled compound. Artistically designed gardens, a sparkling pool with waterfalls, rooftop terrace, gourmet kitchen, lavish master suite, 2nd-floor loft area, office, award-winning home theater and custom night club.

3 bedrooms, 2 full and 1 half baths | \$1,950,000  
 Represented by: Mark Gilman & Peter Barkin | T. 954.557.8777  
 Coldwell Banker Residential Real Estate | barkingilman.com



**FORT LAUDERDALE, FLORIDA**

Tropical modernism, contemporary architecture and modern sophistication best describe this cutting-edge residence with 80 feet of deep-water frontage. This bright open floor plan offers 2-story living spaces, a culinary kitchen, lavish master suite with a spa-like bathroom and a covered, open lanai overlooking the pool, spa and waterway.

4 bedrooms, 4 full and 1 half baths | \$1,795,000  
 Represented by: Peter Barkin & Mark Gilman | T. 954.675.6656  
 Coldwell Banker Residential Real Estate | barkingilman.com



**CORAL GABLES, FLORIDA**

Gorgeous contemporary home on the wide Coral Gables Waterway with no bridges to Biscayne Bay. Superb yacht dockage on a beautifully landscaped lot. Walk into the 2-story living room with spectacular views from the glass window walls overlooking the waterway. Enjoy an entertainment bar, library/den, large family room, maid's quarters and a 6th bedroom.

6 bedrooms, 5 full and 1 half baths | \$4,750,000  
 Represented by: Helen Jeanne Nicastrì | T. 305.332.4534  
 Coldwell Banker Residential Real Estate | jeanne@floridaluxuryhomes.com



**MIAMI, FLORIDA**

Majestic oaks and rare palms line the double-gated entry to this Mediterranean-inspired, 1.5-acre estate in the exclusive Ponce Davis area. The Tuscan chef's kitchen and spacious rooms offer gorgeous views. A grand entertainment villa, clay tennis court, guesthouse, pool/spa and summer kitchen create the ideal recreation and entertainment area.

7 bedrooms, 8 full and 2 half baths | \$3,995,000  
 Represented by: Nancy Sanabria & M. Cristina Smith | T. 305.785.4491  
 Coldwell Banker Residential Real Estate | floridamoves.com/nancy.sanabria





### FORT LAUDERDALE, FLORIDA

This exclusive, fully gated, waterfront estate affords 581 feet of frontage along the Intracoastal Waterway. Unparalleled elegance and unsurpassed finishes. Enjoy a 2-story grand foyer, elevator, home theater with stadium seating, 2-story great room, office, library, fully equipped guest quarters, a pool, spa, summer kitchen, full-home generator and a 7-car garage.

8 bedrooms, 8 full and 3 half baths | \$7,995,000

Represented by: Peter Barkin & Mark Gilman | T. 954.675.6656  
Coldwell Banker Residential Real Estate | barkingilman.com



### FORT LAUDERDALE, FLORIDA

Luxury living and unobstructed Intracoastal Waterway views define this exclusive, fully gated, North East point lot with 236 feet of deep-water frontage. This unparalleled residence offers a bright open floor plan, an epicurean gourmet kitchen, family room with wet bar, media room, lavish master suite, putting green, waterside pool and full-home generator.

4 bedrooms, 4 full and 1 half baths | \$3,695,000

Represented by: Mark Gilman & Peter Barkin | T. 954.557.8777  
Coldwell Banker Residential Real Estate | barkingilman.com



### FORT LAUDERDALE, FLORIDA

Exceptional, gated, deep-waterfront estate in the south side of Las Olas Isles. Ideal for boating, only minutes to the Intracoastal Waterway and Atlantic Ocean, this Mediterranean masterpiece boasts unparalleled quality, attention to detail and separate living quarters. Enormous square footage with an open floor plan overlooking the pool, patio and water.

7 bedrooms, 7 full and 1 half baths | \$2,999,000

Represented by: Peter Barkin & Mark Gilman | T. 954.675.6656  
Coldwell Banker Residential Real Estate | barkingilman.com



### FORT LAUDERDALE, FLORIDA

This exquisitely remodeled, deep-water residence is situated on 100 feet of water frontage within Las Olas Isles. Details include volume and vaulted ceilings, an artistically designed eat-in gourmet kitchen, 2 lavish 1st- and 2nd-floor master suites, a den, office and enormous covered loggia overlooking the tropical pool and waterway.

5 bedrooms, 6 full and 1 half baths | \$2,425,000

Represented by: Mark Gilman & Peter Barkin | T. 954.557.8777  
Coldwell Banker Residential Real Estate | barkingilman.com





## PINECREST, FLORIDA

Bold and contemporary, yet traditionally elegant, this masterpiece of design affords a well-deserved lifestyle of luxury on the most sought-after street in North Pinecrest. A double gated entrance welcomes you to the newly built Italianate estate on a private, resort-style, unique acre lot with a pool, 3 separate buildings, a 4-car garage and a clubhouse with guesthouse and summer kitchen. Vaulted ceilings and marble flooring adorn the 10,768-square-foot interior.

8 bedrooms, 9 full and 1 half baths | \$5,000,000

Represented by: Ana Rodriguez | Coldwell Banker Residential Real Estate | T. 954.536.3929 | [ana@anarodriguezrealtor.com](mailto:ana@anarodriguezrealtor.com) | [anarodriguezrealtor.com](http://anarodriguezrealtor.com)





### BAL HARBOUR, FLORIDA

This stunning, 14,129-square-foot, south tower penthouse awaits your dream finishes as you collaborate with our designers. Encompassing all 5 units on the 25th floor, with panoramic ocean, Intracoastal and city views. An oasis that combines nearly a thousand feet of pristine beach and luxurious amenities, including a private pool, concierge and more.

11 bedrooms, 11 full and 3 half baths | \$29,900,000

Represented by: Tim Elmes | Coldwell Banker Residential Real Estate  
T. 954.522.2803 | tim@timelmes.com | timelmes.com



### FORT LAUDERDALE, FLORIDA

The ultimate yachter's paradise, with 430 feet of deep-water frontage and 170 feet of full-service, protected dockage. Nestled amid shade trees and rolling lawns, this Intracoastal point lot in Rio Vista isles boasts beautiful details and finishes, such as beamed ceilings, a fully equipped chef's kitchen, stunning limestone floors and a magnificent wine cellar.

6 bedrooms, 9 baths | \$24,000,000

Represented by: Tim Elmes | Coldwell Banker Residential Real Estate  
T. 954.522.2803 | tim@timelmes.com | timelmes.com



### FORT LAUDERDALE, FLORIDA

Newer point lot estate enjoying southeast exposure and quality construction. This fabulous floor plan affords stunning views from the water-facing kitchen, family room, den/library and master. Additional features include wine, media and game rooms; an expansive terrace; 150 feet of side water frontage; 150 feet on the Intracoastal; and a 5-foot dock set back.

6 bedrooms, 8 full and 2 half baths | \$8,995,000

Represented by: Tim Elmes | Coldwell Banker Residential Real Estate  
T. 954.522.2803 | tim@timelmes.com | timelmes.com



### FORT LAUDERDALE, FLORIDA

Ultimate mega-yacht dockage defines this British Caribbean-inspired estate with 325 feet of direct Intracoastal frontage in Idlewyld. A private, serene, tropical oasis enjoying lush, low-maintenance landscaping with indigenous plants and a drip watering system. This smart home has a unique floor plan with a large gourmet kitchen and 1,000-bottle wine room.

5 bedrooms, 5 full and 1 half baths | \$7,995,000

Represented by: Tim Elmes | Coldwell Banker Residential Real Estate  
T. 954.522.2803 | tim@timelmes.com | timelmes.com





### MIAMI BEACH, FLORIDA

Enjoy breathtaking views of downtown Miami from over 250 feet of open bay frontage on this private Indian Creek estate. Large rooms, high ceilings and a mélange of classic design elements and appointments throughout 16,070 square feet of luxury, set elegantly on 2 landscaped acres. A private Country Club and 18-hole golf course.

5 bedrooms, 5 full and 2 half baths | \$38,000,000  
 Represented by: The Jills, Jill Eber & Jill Hertzberg | T. 305.915.2556  
 Coldwell Banker Residential Real Estate | thejills.com



### MIAMI BEACH, FLORIDA

Castello del Sole affords 349 feet of water frontage at the tip of guard-gated La Gorce Island. Encompassing 70,000± square feet is an 8-bedroom, 9.5-bath main house, 2-bedroom staff/apartment and guesthouse. Interior features hand-painted ceilings, gold leaf accents, double kitchen, rotunda ceiling and theater. Enjoy 3 teak docks, tennis and lagoon-style pool.

11 bedrooms, 14 full and 3 half baths | \$37,000,000  
 Represented by: The Jills, Jill Eber & Jill Hertzberg | T. 305.915.2556  
 Coldwell Banker Residential Real Estate | thejills.com



### CORAL GABLES, FLORIDA

Your own personal beachfront peninsula awaits on private, guard-gated Tahiti Beach Island. This magnificent 21,235±-square-foot, tri-level estate sits on 1.5 acres with a white sandy beach, resort-style infinity-edge pool and fronts a private lagoon with mesmerizing views of Biscayne Bay. With 35-foot ceilings, an elevator, theater, outdoor bar and summer kitchen.

10 bedrooms, 10 full and 2 half baths | \$30,000,000  
 Represented by: The Jills, Jill Eber & Jill Hertzberg | T. 305.915.2556  
 Coldwell Banker Residential Real Estate | thejills.com



### BAL HARBOUR, FLORIDA

A grand foyer welcomes you into this 12,877-square-foot home, complete with a theater room, billiards room and a gourmet kitchen with top-of-the-line appliances. Enjoy your choice of infinity-edge pools and indulge in the panoramic view of the Intracoastal. The home sits upon 200 feet of wide water frontage and has room for both sport and leisure boats.

8 bedrooms, 10 full and 2 half baths | \$22,500,000  
 Represented by: The Jills, Jill Hertzberg & Jill Eber | T. 305.788.5455  
 Coldwell Banker Residential Real Estate | thejills.com





### MIAMI BEACH, FLORIDA

This contemporary bi-level unit, directly on the beach, is the only complete oceanfront townhouse at the exclusive, 40-story, Setai luxury tower. An expansive living room/dining, 18-foot floor-to-ceiling windows, covered balconies with infinite oceanfront views, custom white lacquer cabinetry, terrazzo floors and 5-star, on-site amenities are among the many features.

4 bedrooms, 4 baths | \$22,000,000

Represented by: The Jills, Jill Eber & Jill Hertzberg | T. 305.915.2556  
Coldwell Banker Residential Real Estate | thejills.com



### MIAMI BEACH, FLORIDA

Enjoy wide bay views and vibrant sunsets from this private lot, lined with towering palms and fruit trees. Original details and updates combine to create an inviting home. Highlights include a loggia, rotunda double-height foyer, wood and marble floors, an updated Italian kitchen, 2 fireplaces, a spacious master and summer kitchen with 2 patios for easy entertaining.

6 bedrooms, 6 baths | \$18,500,000

Represented by: The Jills, Danny Hertzberg | T. 305.505.1950  
Coldwell Banker Residential Real Estate | thejills.com



### COCONUT GROVE, FLORIDA

Beautifully restored, this Mediterranean masterpiece in the DeGarmo tradition is in the private guard-gated enclave of The Moorings. The home is framed around an open garden courtyard, surrounded by exquisite grounds with views out to the bay. The interior features 3 original fireplaces, Cuban terracotta floors, beamed wood ceilings and a separate guesthouse.

6 bedrooms, 6 full and 1 half baths | \$11,900,000

Represented by: The Jills, Jill Eber & Jill Hertzberg | T. 305.915.2556  
Coldwell Banker Residential Real Estate | thejills.com



### MIAMI BEACH, FLORIDA

A true masterpiece on prestigious Sunset Island I, this crown jewel with 100± feet of water frontage has a mosaic infinity pool, a majestic foyer with a back-lit stained glass dome, 13-seat theater, billiards room, chef's kitchen, wine cellar, solid marble archways/columns, an inner courtyard and en suite masters. Professional grounds reminiscent of a luxury resort.

5 bedrooms, 5 full and 3 half baths | \$10,750,000

Represented by: The Jills, Jill Hertzberg & Jill Eber | T. 305.788.5455  
Coldwell Banker Residential Real Estate | thejills.com





### FISHER ISLAND, MIAMI BEACH, FLORIDA

This one-of-a-kind, 6,820±-square-foot, penthouse is an oceanfront dream home. A welcoming foyer opens into this fabulous palazzo in the sky, where luxurious features include vaulted ceilings, expansive formal living and spacious bedrooms with fine detailing, custom built-ins and terrace access offering spectacular ocean, golf course and skyline views.

6 bedrooms, 6 full and 2 half baths | \$9,499,000  
 Represented by: The Jills, Jill Eber & Jill Hertzberg | T. 305.915.2556  
 Coldwell Banker Residential Real Estate | thejills.com



### MIAMI BEACH, FLORIDA

Escape to this Mediterranean-style retreat, on guard-gated Sunset Island III, and unwind in the waterfront infinity-edge pool. This 2-story home has 5000± square feet with a separate guest apartment, fine marble and hardwood floors, fireplaces, a 2-story foyer and gourmet island kitchen. Outside, enjoy 90 feet of water frontage and large dockage with boat lifts.

5 bedrooms, 5 full and 2 half baths | \$8,700,000  
 Represented by: The Jills, Jill Hertzberg & Jill Eber | T. 305.788.5455  
 Coldwell Banker Residential Real Estate | thejills.com



### COCONUT GROVE, FLORIDA

Nestled in the exclusive, intimate enclave of The Anchorage, this spectacular, tri-level, waterfront home has wide bay views, incredible exterior appeal and vine-covered walls. Grand spaces for entertaining are the beauty of this impressive home. Features the best millwork and detailing, an elevator, 3-car garage, beautiful courtyard and romantic terraces.

7 bedrooms, 8 full and 1 half baths | \$7,490,000  
 Represented by: The Jills, Jill Hertzberg & Jill Eber | T. 305.788.5455  
 Coldwell Banker Residential Real Estate | thejills.com



### CORAL GABLES, FLORIDA

"The Fine Home," a Palladian-style villa on a sprawling lot in exclusive Snapper Creek Lakes, is private and enchanting. Enter through the tree-lined driveway to find lakefront gardens and an authentic Italian pizza oven. Impeccable craftsmanship, with Italian terrazzo floors, a chef's kitchen and antique-paneled doors opening to a 2,000-bottle wine room.

5 bedrooms, 5 full and 2 half baths | \$7,450,000  
 Represented by: The Jills, Jill Hertzberg & Jill Eber | T. 305.788.5455  
 Coldwell Banker Residential Real Estate | thejills.com







### MIAMI, FLORIDA

Old World Mediterranean meets the 21st century in this elegant waterfront home on a 35,000±-square-foot lot with wide bay views from romantic courtyards or the gazebo with summer kitchen/covered dining area. The naturally bright home has hardwood floors, a gourmet kitchen, waterfront balconies, 180± feet of frontage, a seawall, dock and 80-kw generator.

7 bedrooms, 9 full and 1 half baths | \$6,900,000  
 Represented by: The Jills, Jill Hertzberg & Jill Eber | T. 305.788.5455  
 Coldwell Banker Residential Real Estate | thejills.com



### MIAMI BEACH, FLORIDA

In the private oasis of Hibiscus Island lies this gorgeous, completely renovated estate. Clean, modern style with natural light pouring through the floor-to-ceiling windows. Enjoy large and intimate gatherings in the kitchen with custom Italian cabinetry, a plasma TV and separate breakfast area or entertain outdoors with 3 separate patios and a summer kitchen.

4 bedrooms, 4 full and 1 half baths | \$2,265,000  
 Represented by: The Jills, Danny Hertzberg | T. 305.505.1950  
 Coldwell Banker Residential Real Estate | thejills.com



### MIAMI BEACH, FLORIDA

Beautiful views of the Intracoastal and Miami skyline are the focal point of this luxurious oasis in private, pristine Aqua. The free-flowing floor plan includes smart home technology and high-end renovations. Enjoy the peaceful atmosphere of Aqua at Allison Island, with amenities such as 24-hour gated security, valet, a waterfront pool and large gym/spa.

4 bedrooms, 4 full and 1 half baths | \$1,500,000  
 Represented by: The Jills, Danny & Hillary Hertzberg | T. 305.505.1950  
 Coldwell Banker Residential Real Estate | thejills.com



### MIAMI, FLORIDA

Enjoy spectacular open bay and Miami skyline views from this oversized corner unit at The Four Seasons, boasting a contemporary kitchen with 2 ovens and stainless steel appliances, marble flooring, walk-in closets and plenty of open living space. The full-service building in Brickell has 3 pools, 24-hour security, valet and gym membership to The Sports Club.

2 bedrooms, 2 full and 1 half baths | \$1,349,000  
 Represented by: The Jills, Danny Hertzberg | T. 305.505.1950  
 Coldwell Banker Residential Real Estate | thejills.com





### BOCA RATON, FLORIDA

The epitome of oceanfront luxury awaits you in this gorgeous double residence with breathtaking ocean views. An open floor plan welcomes you with polished granite flooring, leading you to formal living/dining rooms and a wraparound balcony with spectacular views; a sleek, contemporary, updated kitchen; an eat-in nook for casual seaside dining; a master retreat with sitting room, wide city views, walk-in wardrobes and a spa bath with his and hers vanities; en suite bedrooms; and ample opportunities for entertaining, with a fully equipped theater room, full wet bar and comfortable space for guests. Also enjoy clever design possibilities, from an oceanfront office to a media den. A truly opulent unit with unparalleled opportunity.

4 bedrooms, 3 baths | \$2,699,000

Represented by: Mark Hansen | Coldwell Banker Residential Real Estate | T. 561.213.2616 | mark.hansen@floridamoves.com



### WELLINGTON, FLORIDA

One of the most magnificent properties in the gated community of Homeland, with marble and wood flooring throughout, rare granite, built-ins, 3 gas fireplaces, a detached garage/gym, a flex room, study, guesthouse, oversized ring, 6 paddocks, a heated pool with spa and custom rock waterfall, hurricane-impact doors and windows and a Creston system.

5 bedrooms, 6 full and 1 half baths | \$5,475,000

Represented by: Kim Jenard | Coldwell Banker Residential Real Estate  
T. 561.644.9650 | kim@kimjenardrealtor.com | kimjenardrealtor.com



### WELLINGTON, FLORIDA

Nestled among lush, native foliage, in the highly desirable area of Palm Beach Point East, this home is just a 10-minute horse ride to the site of the Winter Equestrian Festival. A heated pool with spa, oversized ring, 8 paddocks and a generator are just a few of the many features this stunning property on Bridle Path has to offer.

4 bedrooms, 3 baths | \$3,950,000

Represented by: Kim Jenard | Coldwell Banker Residential Real Estate  
T. 561.644.9650 | kim@kimjenardrealtor.com | kimjenardrealtor.com





### BOCA RATON, FLORIDA

Imagine: just under an acre in the exclusive subdivision of Carlton Place, in the platinum award-winning Woodfield Country Club! This double-lot lakefront estate features 5 bedrooms, a library/office, large loft, soaring ceilings, a full-size basketball court and a spacious patio/pool area. You will miss out on nothing in this luxurious home.

5 bedrooms, 7 full and 1 half baths | \$4,799,000

Represented by: Claire Sheres | Coldwell Banker Residential Real Estate  
T. 561.414.4146 | chezclaire@aol.com | bocaratondelrayhomes.com



### BOCA RATON, FLORIDA

A .62-acre private oasis in Carlton Place, within platinum award-winning Woodfield Country Club. This tropical courtyard features lake views, landscaping, a waterfall lagoon pool, 2 heated spas and 2 summer kitchens. Also enjoy a 3.5-car garage, wood library/office, theater room, gym, a loft and a guesthouse with master en suite and kitchen.

6 bedrooms, 7 full and 2 half baths | \$3,350,000

Represented by: Claire Sheres | Coldwell Banker Residential Real Estate  
T. 561.414.4146 | chezclaire@aol.com | bocaratondelrayhomes.com



### DELRAY BEACH, FLORIDA

A boater's luxury dream home with a 90-foot dock and boat lift, minutes to the Intracoastal. In the exclusive community of Tropic, this home features a pool/Jacuzzi, gourmet kitchen, Brazilian cherry wood floors, Saturnia marble floors, vaulted ceilings, an elevator and a terrace with views.

5 bedrooms, 5 full and 1 half baths | \$2,695,000

Represented by: Claire Sheres & Russell Newman  
Coldwell Banker Residential Real Estate | T. 561.414.4146  
T. 561.400.3584 | chezclaire@aol.com | bocaratondelrayhomes.com



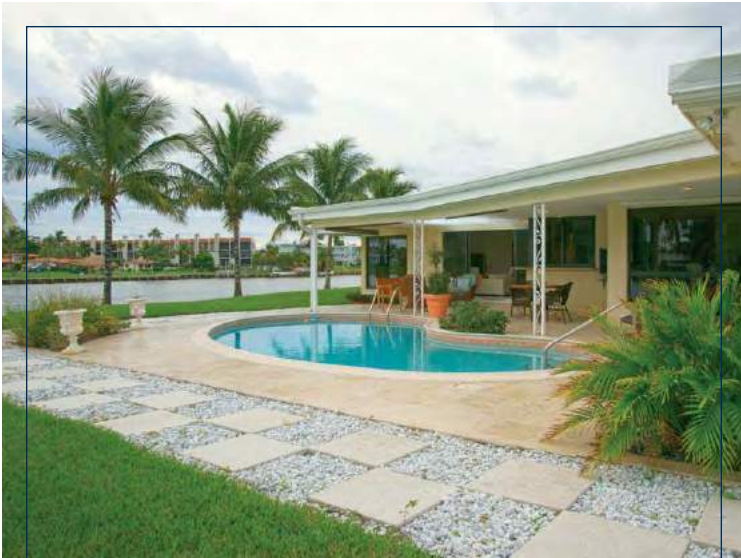
### BOCA RATON, FLORIDA

Within platinum award-winning Woodfield Country Club, this 2-story estate is on over a third of an acre. Enjoy golf course views, a stone fireplace, library, loft, etched glass doors and a marble staircase. The gourmet kitchen has granite counters and a cook's island. Enjoy a master suite with floor-to-ceiling windows, a patio, summer kitchen, pool and spa.

4 bedrooms, 4 full and 2 half baths | \$2,350,000

Represented by: Claire Sheres | Coldwell Banker Residential Real Estate  
T. 561.414.4146 | chezclaire@aol.com | bocaratondelrayhomes.com





### DEERFIELD BEACH, FLORIDA

Truly a yachter's paradise, this stunning home, on a point lot, offers serene water views, 100 feet of dockage along the canal and 174 feet of sea wall on the Intracoastal. The tastefully remodeled interior offers plenty of light, European-style cabinets and granite countertops in the kitchen and more. Outside, relax or entertain in your shaded poolside patio with views.

3 bedrooms, 3 baths | \$1,895,000  
 Represented by: Cyndi Shaw | Coldwell Banker Residential Real Estate  
 T. 561.289.6655 | cyndi.shaw@floridamoves.com



### BOCA RATON, FLORIDA

Just steps from the white-sand beach and park, this luxurious townhome villa is part of a unique complex, where each unit has its own private pool and detached guesthouse. Enjoy Italian marble flooring, soaring ceilings, hurricane-impact windows, stainless steel appliances, an elevator, attached 2-car garage and rooftop deck with breathtaking city and ocean views.

4 bedrooms, 4 full and 1 half baths | \$1,350,000  
 Represented by: Cyndi Shaw | Coldwell Banker Residential Real Estate  
 T. 561.289.6655 | cyndi.shaw@floridamoves.com



### BOCA RATON, FLORIDA

Sheer luxury awaits you in this warm and welcoming home, nestled in the quiet, picturesque, gated Les Jardins. Enjoy an oversized theater room, astronomical observatory, sauna, gourmet kitchen, pool and spa, outdoor kitchen/bar, large Florida room, 3-car garage, community amenities and walking distance to the finest restaurants, schools and Town Center mall.

5 bedrooms, 7 baths | \$2,499,999  
 Represented by: Lisa Byrne | Coldwell Banker Residential Real Estate  
 T. 561.271.2002 | lisa.byrne@floridamoves.com



### WINTER PARK, FLORIDA

Impeccable care, incredible design, pristine details and luxury living are abundant throughout this immaculate French estate, located in the heart of Winter Park. This home features a Parisian-style gourmet kitchen, an oversized master retreat, a beautifully landscaped private backyard with a pool, plus a separate 2-bedroom, 1-bath apartment with a full kitchen.

6 bedrooms, 5 full and 2 half baths | \$2,749,125  
 Represented by: Kevin McClanahan & Brad Grosberg | T. 321.214.3681  
 Coldwell Banker Residential Real Estate | kmccclanahan@cfl.rr.com





### BOCA RATON, FLORIDA

Mediterranean-style lakefront, beautifully updated with marble floors, marble bathroom countertops, top-of-the-line kitchen appliances and marble-top cabinetry. Crystal chandeliers and a custom office grace the interior, while a pool, Jacuzzi and summer kitchen beckon outdoor entertaining. Also enjoy lavish amenities at The Preserve: gated security, a club house, fitness center, 4 tennis courts and more.

4-plus bedrooms, 4 baths | \$1,295,000  
 Represented by: Milton Boverman | Coldwell Banker Residential Real Estate  
 T. 561.212.9145 | msapphire70@comcast.net



### POMPANO BEACH, FLORIDA

This oceanfront residence is in prestigious Hillsboro Shores and is surrounded by multi-million-dollar properties. The home features a large marble foyer, classic grand staircase, fireplaces, balconies overlooking the ocean from the bedrooms and an open pool/spa/patio area.

3 bedrooms, 2 full and 2 half baths | \$2,500,000  
 Represented by: Alice Herzig, CRS, GRI, Previews Property Specialist  
 Coldwell Banker Residential Real Estate  
 C. 561.479.8544 | aherzig@aol.com

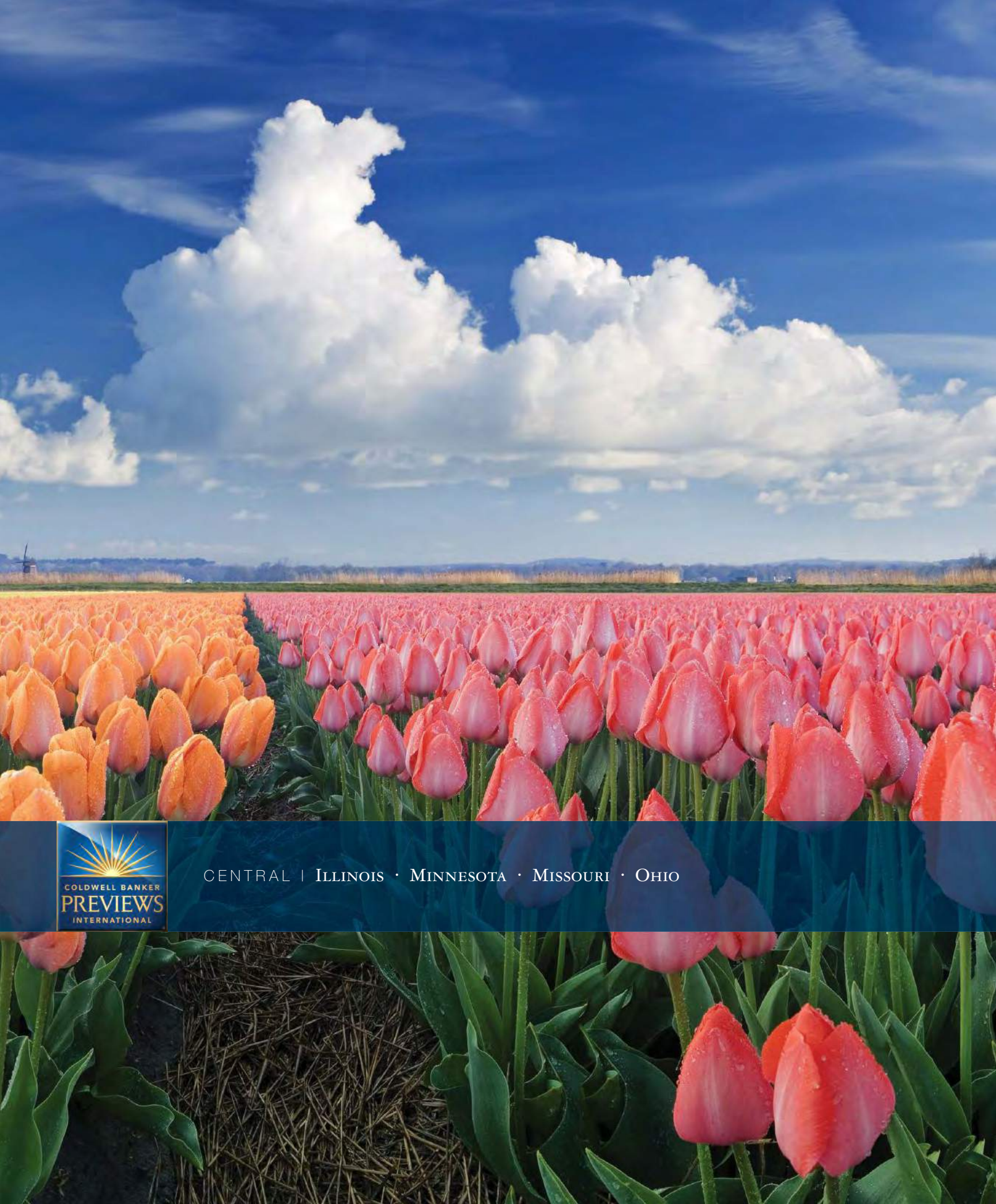


### DURHAM, NORTH CAROLINA

Built in 1932, this extraordinary home has been remodeled to perfection. Located in Hope Valley, Durham's prestigious and oldest golf course community, the home is beautifully set on 1.7 lovely acres. Exquisite molding, built-ins and architectural accoutrements lend strength, beauty and a casual elegance to this exceptional home. [www.2825Chelsea.com](http://www.2825Chelsea.com).

4 bedrooms, 4 full and 1 half baths | \$2,000,000  
 Represented by: Leslie Mansfield | Coldwell Banker Advantage  
 T. 919.604.0578 | leslie@ncreator.me | ncreator.me





CENTRAL | ILLINOIS · MINNESOTA · MISSOURI · OHIO

Lake Forest, IL  
5 Bedrooms, 6 Baths  
\$5,375,000

Represented By: Ann Lyon  
Coldwell Banker Residential Brokerage  
T. 847.828.9991  
See Page 148



WINNETKA, ILLINOIS

# *Le Grand Rêve*

Setting a new standard of luxury living outside of Chicago.

*By Roger Grody*

PHOTOGRAPHY BY ERHARD PFEIFFER



**T**he exclusive Chicago suburb of Winnetka is home to one of America's most extraordinary estates, steps from Indian Hill Club and two miles from Lake Michigan. "This is the most prestigious neighborhood north of the city and the closest to downtown Chicago," says Brad Jarol, explaining why his parents, Sherwin and Deborah Jarol, were immediately attracted to the 2-acre site. It took them four years to erect a 26,500-square-foot home inspired by a Loire Valley château.

Named *Le Grand Rêve* ("the big dream"), the home is truly unique

among non-lakefront properties in the area. Veteran Coldwell Banker Residential Brokerage colleagues Julie Deutsch and Maureen Mohling are currently listing the property for \$21.9 million. "There's really nothing to compare it to," admits Deutsch, who adds, "It's got all the bells and whistles anybody could ever want." Mohling concurs, stating, "It's truly one of the North Shore's most spectacular estates, reflecting a collaboration of top designers and artisans."

The Jarols retained Los Angeles architect Richard Landry, known



*“It’s truly one of the North Shore’s most spectacular estates, reflecting a collaboration of top designers and artisans.”*

for his lavish residential designs, to turn their dreams into reality. “When we design a home inspired by a French château, we take that architectural precedent and give it our own fresh twist, acknowledging modern technology and how people live today,” explains Landry, noting the open floor plan that suits contemporary American families. One enters the gated property through a bluestone drive that arrives at a fountain-laden motor court. The home’s classic French façade is clad in creamy peach limestone, and the roof is the same Vermont slate that keeps the White House dry.

Passing through a formidable pair of iron-and-glass doors, one stands in a two-story foyer before proceeding into a grand 35-foot rotunda, the centerpiece of Landry’s design. It’s crowned with a Tiffany stained-glass dome that took nine months to create, and beneath it hangs a 900-pound crystal chandelier. “We couldn’t find an antique chandelier large enough to fill the space, so we had one custom-made,” explains Brad Jarol.

The rotunda, embroidered with the intricate plaster molding that has become a Landry signature, is flanked by a pair of sweeping staircases railed in handcrafted black iron with gilded accents. Landry explains that details, like his unique plaster molding or varied patterns of hand-scraped walnut underfoot, bring a sense of warmth to large spaces that could otherwise feel overwhelming. Eighteen artisans worked exclusively on plasterwork, a painstaking two-year process.

Art and technology are seamlessly married, reports Jarol, who notes his family enjoys the same sound system as P. Diddy. The richly decorated living room, an elegant yet warm space, features a hand-carved limestone fireplace, one of 11 in the home. Also on the main floor are a family room with onyx-topped bar, rich walnut-clad library, formal dining room seating 22, and an expansive kitchen—even a well-concealed panic room.

Encompassing generous dining and sitting areas with crystal chandeliers and a fireplace, the country French kitchen features custom cabinetry and an antique hand-carved stone sink. Three flat-screen TVs are hidden, while an artisanal La Cornue stove doubles as a work of art. Behind the scenes are a catering kitchen and butler’s pantry. A glass-ensconced sunroom overlooks the pool, and a loggia runs the length of the house.

One bedroom suite is located on the main floor, but the other four are found upstairs. The elliptically shaped master suite includes a terrace, elegant his and hers dressing rooms and an extravagant master bath with mahogany accents, fireplace and Nero Portoro marble countertops.

Located in the lower level are a 1,500 square foot game room, fitness center, luxurious spa, craft room, and state-of-the-art media room seating 15 comfortably. A pool house with full kitchen and bath is also located on this level, as well as a 3,000-bottle wine cellar. With Landry’s attention to detail, the house takes on a very human scale, despite its grand proportions, and is surprisingly family-friendly.

“It’s simply impossible to re-create this property,” insists Brad Jarol, who adds, “Somebody has an opportunity to acquire perfection.” ♦



Winnetka, Illinois

6 bedrooms, 7 full and 5 half baths

\$21,900,000

Represented by: Julie Deutsch & Maureen Mohling

Coldwell Banker Residential Brokerage

T. 847.217.1277 | julie.deutsch@cbexchange.com

T. 847.363.3018 | maureen.mohling@cbexchange.com





## NAPERVILLE, ILLINOIS

A golf course setting 35 minutes west of the Chicago Loop is the site of this home. Famed District 203 school system. Close to transportation. World-class design, materials and finishes are found on 4 floors with 8,200 finished square feet, additional storage areas and an elevator. Natural daylight abounds, plus there is a true chef's kitchen, a 5-room master, screened porch and a 3-car garage. The Cress Creek Country Club anchors the subdivision.

7 bedrooms, 7 full and 1 half baths | \$1,700,000

Represented by: Lise Leonard | Coldwell Banker Residential Brokerage | T. 630.699.9223 | lise.leonard@cbexchange.com | 1041summithillsln.net





## WINNETKA, ILLINOIS

The ultimate North Shore estate. No detail was overlooked, no expense was spared at this Woodley Road-area masterpiece by renowned architect Richard Landry. Tucked into a private 2-acre enclave with gorgeous grounds, a pool and fountains, you'll find master craftsmanship with meticulous attention to detail. There is a breathtaking 2-story foyer, an amazing DeGiulio kitchen with sitting and breakfast areas, and perfect spaces to entertain and relax.

6 bedrooms, 7 full and 1 half baths | \$21,900,000

Represented by: Maureen Mohling & Julie Deutsch | Coldwell Banker Residential Brokerage | T. 847.363.3018 | maureen.mohling@cbexchange.com





## GLENCOE, ILLINOIS

Discreetly tucked away behind an electronic security gate and long winding drive, this sprawling estate has been painstakingly restored, meticulously updated and exquisitely decorated incorporating the finest materials, advanced electronic technology and mechanical systems available today. The main residence is comprised of 26 rooms on 4 levels. It boasts 8 bedrooms, 8 full and 4 half baths, 6 fireplaces and a full-service elevator. The picturesque 2-plus-acre setting is bordered by a lush ravine and feels like a private resort.

8 bedrooms, 8 full and 4 half baths | \$6,950,000

Represented by: Jody Dickstein & Sharon Friedman | Coldwell Banker Residential Brokerage | T. 847.651.7100 | jody.dickstein@cbexchange.com



## LAKE FOREST, ILLINOIS

This extraordinary estate of screenwriter and director John W. Hughes, Jr. is located within a block of Lake Michigan in east Lake Forest. Meticulously maintained, renovated and expanded for today's families, this home features 7 bedrooms, 6 full and 4 half baths, a handsome library, large swimming pool, 4 bluestone terraces and more.

7 bedrooms, 6 full and 4 half baths | \$4,995,000

Represented by: Ann Lyon | Coldwell Banker Residential Brokerage  
T. 847.828.9991 | ann.lyon@cbexchange.com



## HINSDALE, ILLINOIS

A rare opportunity to own 9 manicured, pristine acres—it's hard to imagine the possibilities that exist. So much land, one could subdivide, and keep acres for a dream home to pass along to generations to come. Enjoy magnificent custom outdoor sculptures, koi ponds, a pool, tennis/basketball court, orchard and a vineyard.

3 residences and several outbuildings | \$4,000,000

Represented by: Mike McCurry | Coldwell Banker Residential Brokerage  
T. 630.447.9393 | mike@mccurryhomes.com | 6100smadison.com





### CHICAGO, ILLINOIS

Enjoy a prime location in Chicago with gorgeous southeast views of the Lake and Pier. An open floor plan of 2,547 square feet has high custom designer finishes and detail throughout. In a newer, full-service-amenity building within walking distance to everything Chicago has to offer. Two garage spaces are included.

3 bedrooms, 3 full and 1 half baths | \$1,700,000  
 Represented by: Denise Dayan | Coldwell Banker Residential Brokerage  
 T. 312.799.2860 | denisedayan5@gmail.com



### CHICAGO, ILLINOIS

Stately residence in boutique Gold Coast building, great location! This elegant co-op has been renovated—classic features preserved, a fresh modern style emerged! Features include crown molding, hardwood floors, a fireplace, new baths and an impressive chef's kitchen. A unique solarium, 4 exposures and landscaped rooftop make this one-of-a-kind.

4 bedrooms, 3 baths | \$1,500,000  
 Represented by: Shannon Raglin | T. 312.505.9515  
 Coldwell Banker Residential Brokerage | shannon.raglin@cbexchange.com



### CHICAGO, ILLINOIS

Exceptional full-floor Gold Coast penthouse on the 37th floor of premier building has breathtaking views of Lake Michigan, Oak Street Beach and East Lake Shore Drive. The 4,300-square-foot condominium has an 80-foot expanse of windows. In an intimate, full-amenity building steps away from Michigan Avenue, it offers city living at its best.

4 bedrooms, 4 full and 1 half baths | \$1,499,000  
 Represented by: Linda Goldman | T. 773.383.7192  
 Coldwell Banker Residential Brokerage | linda.goldman@cbexchange.com



### CHICAGO, ILLINOIS

Spectacular and spacious, this lakefront condo offers amazing views and is highly upgraded with dark Iroko hardwood floors, 10-foot ceilings, custom automatic blinds throughout, a balcony, a dry bar, stainless high-end appliances, an in-unit laundry room and a 2-car attached garage (\$60K each)—all in a full-amenity building in a great location.

3 bedrooms, 3 full and 1 half baths | \$ 2,300,000  
 Represented by: Pam Rueve | Coldwell Banker Residential Brokerage  
 T. 312.867.8114 | pam.rueve@cbexchange.com





### LAKE FOREST, ILLINOIS

This magnificent estate with tennis court, saltwater pool and poolhouse is located on historic Ridge Road. Set on 2.6 acres of stunning grounds, this residence features superior materials, outstanding millwork and exceptional craftsmanship. It has a stone exterior, Ludowici clay-tile roof, spa room, theater room, wine cellar, en suite bedrooms and a gorgeous DeGiulio and La Cornue kitchen.

5 bedrooms, 6 full and 3 partial baths | \$5,375,000

Represented by: Ann Lyon & Julie Deutsch

Coldwell Banker Residential Brokerage | A. 847.828.9991 | J. 847.217.1277



### OZARK, MISSOURI

This Texas-style farmhouse offers nearly 7,400 square feet of open living space on more than 11 acres of land. Exceptional amenities include walnut flooring, impressive beamwork in the 2-story dining area and family room, top-of-the-line gourmet appliances, 4 living areas, 4 large bedroom suites, 4 laundry areas, a large front porch and 6 garages.

4 bedrooms, 5 and 1 half baths | \$1,095,000

Represented by: Faunlee Harle | Coldwell Banker Vanguard Realtors | T. 417.861.0008 | faunlee@faunlee.com





## CHESTERFIELD, MISSOURI

This magnificent home on 7.94 acres epitomizes the lifestyle and setting of a country estate, with over 11,000 square feet, soaring ceilings, millwork, architectural columns, 3 fireplaces and walls of windows with wooded views. A grand entry leads to a library with custom built-ins and a fireplace, formal dining room with octagonal ceiling and a great room with fireplace and gathering bar. Enjoy a fabulous kitchen, office, bonus room and a walk-out lower level.

5 bedrooms, 5 full and 3 half baths | \$2,295,000

Represented by: Mary Beth Benes | Coldwell Banker Gundaker | 314.707.7761 | mbbenes@cbgundaker.com





## LADUE, MISSOURI

This splendid Altepeter-designed home, on 3 acres with a pool and tennis court, was beautifully updated and has spacious rooms, including a family room overlooking the grounds and pool. There is an Alspaugh kitchen with center island, 2 master suites, 4 additional bedroom suites (all with updated baths and custom closets), a recently added playroom and office, and a walk-out lower level with family room, billiards, kitchen, bar area, theater and more.

6 bedrooms, 7 full and 2 half baths | \$2,595,000

Represented by: John Ryan & Anne Ryan | Coldwell Banker Gundaker | 314.993.8000 | johnryan@coldwellbanker.com







## LADUE, MISSOURI

This newer custom home offers a lovely interior with 10-foot ceilings, wood floors in most rooms, luxurious molding and millwork, 3 fireplaces, tray ceilings, built-ins and more. There is a 1st-floor master with a deluxe bath and adjoining study; 3 bedroom suites with large walk-in closets and private baths; an expansive kitchen/hearth room/breakfast room with center island and butler's pantry; and a lower level with recreational room, wet bar and wine cellar.

4 bedrooms, 4 full and 2 half baths | \$1,600,000

Represented by: Patrick T. Kelly | Coldwell Banker Gundaker | T. 314.504.5556 | pkelly110@gmail.com





## ORONO, MINNESOTA

A “grande dame” of Lake Minnetonka, this Mediterranean-style palazzo is sited on a 3.65-acre peninsula with 1,000 feet of shoreline. The property features a unique combination of preserved wetlands, formal gardens and groomed grounds with 100-year-old oak trees. The peninsula offers privacy and commanding lake views. This private oasis is just 30 minutes from downtown Minneapolis.

4 bedrooms, 6 baths | \$3,999,000

Represented by: Patty Yorks | Coldwell Banker Burnet | T. 952.334.3333 | pyorks@cbburnet.com | pattyorks.com





## WAYZATA, MINNESOTA

This classic, timeless, European-style home is sited on 2.23 private acres with 170 feet of level shoreline on Lake Minnetonka's prized Wayzata Bay. With incredible detail and design, this one-of-a-kind residence offers a main-floor owner's suite, quarter-sawn white-oak floors, a coffered ceiling with hand-painted frescoes and 12-foot Corinthian columns. Enjoy stunning views plus exquisite landscaping with an aerated pond, fountain and a tranquil waterfall.

3 bedrooms, 4 baths | \$4,990,000

Represented by: Betty Vogt & Andrea Vogt | Coldwell Banker Burnet | T. 612.669.4231 | [bvogt@cbburnet.com](mailto:bvogt@cbburnet.com) | [bettyvogt.com](http://bettyvogt.com)





### JACKSON TOWNSHIP, OHIO

Stunning custom-designed home built on 146 acres of private, picturesque land. Considered a gentleman's horse farm, the stately columns and long circular driveway give the impression of a home built long ago, but offers all of today's modern conveniences.

4 bedrooms, 5 full and 1 half baths | \$2,250,000

Represented by: Teresa Wilson | Coldwell Banker West Shell | T. 513.910.7287 | tk.wilson@cbws.com



### SYMMES TOWNSHIP, OHIO

Wow! A true modern jewel with features that will make your jaw drop. This stunning home is nestled in its own private sanctuary, with floor-to-wall windows to capture every detail. It features 6,200 square feet with 5 bedrooms, 4.5 baths and a pool. The property is just seconds from Cincinnati Hills Christian Academy, Harpers Point, I-275 and I-71.

5 bedrooms, 4 full and 1 half baths | \$2,200,000

Represented by: Mike Hines | Coldwell Banker West Shell | T. 513.260.0424 | michael.hines@cbws.com





## POWELL, OHIO

Custom-built home by Frank Blateri, in the gated community of Deep Run, has a spectacular setting with pool with waterfalls, a hot tub, patio surround, outdoor stone fireplace and screened porch. There is a gourmet kitchen with center island, spacious dining room with fireplace, a vaulted great room with wood-burning fireplace, a 1st-floor master with double walk-in closets and luxury bath, and a finished lower level with wine cellar, media area, custom built-in bar and exercise room. Two offices, a 3-car garage and professional landscaping complete the home.

6 bedrooms, 4 full and 2 half baths | \$1,875,000

Represented by: Gary Wolf | Coldwell Banker King Thompson Realtors | T. 614.204.9788 | gary.wolf@kingthompson.com



## DUBLIN, OHIO

This home is practically brand new and shows even better. All the best finishes were used in the impeccable construction of this offering, built by Tom Cua. Its many fine features include custom-milled walnut floors, custom cabinets, a Wolf range, Sub-Zero, oversized molding and trims, a fully paneled study, pub room with built-in bar, high ceilings with arches and beams and even a heated garage. No detail was overlooked in this luxurious, yet comfortable, home.

5 bedrooms, 4 full and 1 half baths | \$1,135,000

Represented by: Mathias Marketing Team | Coldwell Banker King Thompson Realtors | T. 614.526.5638 | neil@neilmathias.com





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IDAHO · NEVADA · NEW MEXICO · OREGON · UTAH



Portola Valley, CA  
3 Bedrooms, 3 Full and 1 Half Baths  
Price Upon Request

Represented By: Helen & Brad Miller  
Coldwell Banker Residential Brokerage  
T. 650.400.1317 | helenhuntermiller@gmail.com  
See Page 202



SCOTTSDALE, ARIZONA

# Genuine

Every element of this Scottsdale, Ariz., home was carefully studied to authentically reflect the French Manor style.

By Gina Kramer



Traveling through France brought back more than just memories for homeowner Shane Powell, when he decided he wanted to create an authentic, French Manor-style home unlike any other in Scottsdale, Ariz. The goal was not to simply imitate the style, as many homes do, but to recreate it by studying the aesthetics and piecing together as many genuine components as possible.

The result was a success. A plethora of materials, from the 100-year-old roof and imported limestone, to the finishes inside, came from France. Even the location creates the sensation of being worlds away.

Completely secluded, in Scottsdale's premier Arcadia district, the

property adds charm with a reflection pond, swimming pool, potting room, gazebo and beautifully manicured gardens reminiscent of Versailles—all within close proximity to downtown restaurants and shopping, The Phoenician resort, world-class golfing and Phoenix's city limits.

"The level and depth of the studies that we did allowed us to create something that you would have seen in the French countryside," says Powell.

During the initial planning process, Powell sat with architect Mark Candelaria, studying pictures he had taken and books he had read, to render exactly what he was trying to accomplish. The process







of obtaining materials was a journey all in itself.

“The outside, as well as the inside, is all lathed and hand-plastered,” says Powell, still in awe over how much work was involved. “Normally, you see homes that have sheetrock, and they do all of the finishes here. But every bit of this has been hand-done, so you have an imperfection that feels as though the house was built a hundred years ago.”

Every detail, down to the edges and corners, was melded together with a personal touch. In the kitchen, 100-year-old, reclaimed tiles were hand-set right into the plaster, while the remainder of the interior showcases beams imported from an old tobacco factory in South Carolina and antique, French oak and limestone floors throughout.

“It just has a really warm, hand-chosen feel to it, like nothing you really see here in Arizona,” adds Powell.

Real estate broker Ellie Shapiro, with Coldwell Banker Residential Brokerage in Phoenix, Ariz., is representing the \$7.78 million home. She describes that, in addition to the authenticity of the home, a lot of planning was also put into the layout.

Each room is proportionate and symmetrical with one another—not oversized—creating a balanced flow throughout, while a lack of window coverings allows natural sunlight to flood the entire home.

Shapiro admits she still shares a similar feeling with potential homebuyers who visit the home. “It has enough charm and warmth that when you walk in, you want to sit down and stay.” ♦



Scottsdale, Arizona  
5 bedrooms, 8 baths  
\$7,780,000

Represented by: Ellie Shapiro & Karen Shapiro  
Coldwell Banker Residential Brokerage  
T. 602.980.2328 | ellie888@msn.com





### PHOENIX, ARIZONA

This privately gated, newer family home on 1.85 acres is nestled against Camelback Mountain and offers majestic views through walls of glass. An entertainer's delight, it features lush gardens, a pool, spa, courtyards and a tennis court.

6 bedrooms, 5 baths | \$3,050,000  
 Represented by: Jan Kabbani  
 Coldwell Banker Residential Brokerage  
 T. 602.739.5050 | jan@jankabbani.com | paradisevalleyproper.com



### PARADISE VALLEY, ARIZONA

Classic Santa Barbara home with spectacular views, a split master and 5 bedrooms, plus an exercise room and office. Enjoy granite countertops, a wine room, family room and media/entertainment room. Outside, there is a detached guesthouse, sport court, pool and spa.

6 bedrooms, 5 full and 1 half bath | \$2,149,000  
 Represented by: Jan Kabbani  
 Coldwell Banker Residential Brokerage  
 T. 602.739.5050 | jan@jankabbani.com | paradisevalleyproper.com



### PARADISE VALLEY, ARIZONA

This spectacular, soft contemporary home is highlighted by concrete, terrazzo and wide-plank oak floors, beamed ceilings, Caesar stone countertops, custom cabinets, a chef's kitchen, game room and a theater. The huge master suite has a fireplace and dual walk-in closets. The grounds include a heated pool and spa.

5 bedrooms, 5 full and 1 half bath | \$1,825,000  
 Represented by: Jan Kabbani | Coldwell Banker Residential Brokerage  
 T. 602.739.5050 | jan@jankabbani.com | paradisevalleyproper.com



### SCOTTSDALE, ARIZONA

Resort living is yours at this spectacular Geoff Edmunds, block-construction home on the golf course. The interior features a great room, office, den and chef's kitchen. The private resort-style backyard has a beach, pool and spa. All in a guard-gated community.

3 bedrooms, 2 full and 1 half bath | \$999,000  
 Represented by: Jan Kabbani  
 Coldwell Banker Residential Brokerage  
 T. 602.739.5050 | jan@jankabbani.com | paradisevalleyproper.com





## MESA, ARIZONA

Nearly 13 acres, just minutes from the freeway, this property can be split into acre lots for custom homes or kept all to yourself. This 3,800-square-foot home has been updated with custom European-style kitchen cabinetry, with Gaggenau ovens, a Sub-Zero refrigerator and all the features you would expect. The 6-car garage and barn with 10 stables and 2 tack rooms make this a truly unique investment opportunity.

5 bedrooms, 3 full and 1 half bath | \$2,490,000

Represented by: Keith M. George | Coldwell Banker Residential Brokerage | T. 480.415.4037 | keith.george@azmoves.com | azmoves.com/keith.george



## PARADISE VALLEY, ARIZONA

Stunning new Contemporary in guard-gated Clearwater Hills is on 1.3 truly private acres with spectacular views from every room. This 4,400-square-foot home looks like it's straight out of Hollywood Hills. The walls of glass act as picture frames for the natural breathtaking beauty.

3 bedrooms, 3 full and 1 half bath | \$2,995,000

Represented by: Wendy Walker | T. 602.468.8888

Coldwell Banker Residential Brokerage

wendy@wwfineproperties.com | wendywalkerfineproperties.com



## LAKE HAVASU CITY, ARIZONA

Incredible custom home in Havasu Foothills Estates with spectacular views of the mountains, desert and Lake Havasu, plus granite counters throughout, a chef's kitchen, travertine tile, all en suite bedrooms and a beautiful master. Outside, enjoy a negative-edge pool, a casita, 3-car plus 2 RV garages, a circular drive and so much more.

4 bedrooms, 4 full and 1 half bath | \$1,299,000

Represented by: JoAnne Kupfer | Coldwell Banker Residential Brokerage

T. 928.486.4077 | jokupfer@frontiernet.net | azmoves.com/joanne.kupfer





### SCOTTSDALE, ARIZONA

Nestled in this highly sought-after enclave of Paradise Manor Estates, on the Cactus corridor, this impeccable home sits on a peaceful cul-de-sac. A grand entrance leads you to a perfect, classic floor plan and resort-style backyard. The home offers en suite bedrooms, a detached guesthouse, patios, an outdoor fireplace, pool and a spa.

7 bedrooms, 7 baths | \$1,950,000

Represented by: Virginia Gee | Coldwell Banker Residential Brokerage  
T. 602.526.2672 | virginia.gee@azmoves.com | virginiajee.com

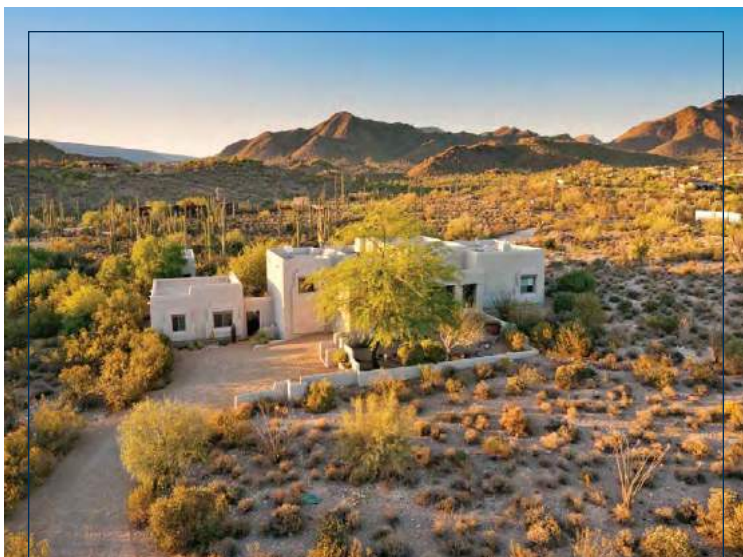


### MESA, ARIZONA

Exquisite 7,100-square-foot traditional custom estate in exclusive gated Vista Estancia offers luxurious finishes, a full basement and an 8-plus-car garage. Resort-style grounds include a pool and spa, all on a mature 1-acre lot. This premier property is close to shopping and events.

5 bedrooms, 5 full and 1 half bath | \$1,395,000

Represented by: Renee Merritt | Coldwell Banker Residential Brokerage  
T. 480.522.6135 | renee.merritt@azmoves.com | reneemerritt.com



### CAVE CREEK, ARIZONA

This gracefully positioned home provides optimum privacy and dramatic views on 4.3 tranquil acres. There is a 4,026-square-foot, "Integra Block" construction main home and a 600-square-foot casita with garage. Additional amenities include a media room, wine cellar and a 544-square-foot outbuilding.

3 bedrooms, 3 full and 2 half baths | \$1,170,000

Represented by: Lynn Charlas | Coldwell Banker Residential Brokerage  
T. 602.571.7326 | lynn.charlas@azmoves.com | lynncharlas.com



### CAREFREE, ARIZONA

Simply stunning Santa Fe home on almost 2 acres in exclusive Black Mountain Foothills is impeccably maintained, and has Southwest character, charm and unique architectural features throughout. The great room opens to a pool-side patio on the south and a private, mountain-side north patio. The guesthouse offers a fireplace and a private patio.

3 bedrooms, 3 full and 1 half bath | \$1,100,000

Represented by: Bob Pfeiffer | Coldwell Banker Residential Brokerage  
T. 480.766.0509 | bobazliving@aol.com | isellazliving.com





## DENVER, COLORADO

Custom-built home is set in a secluded neighborhood south of Denver Country Club, in East Washington Park. The open floor plan offers a large family room with an expansive rock fireplace, dining room with expansive windows and a kitchen with a deck that looks onto the yard, fish pond and hot tub. Upstairs, French doors lead to a large study/3rd bedroom. The master has a balcony overlooking the family room, a fireplace and a bathroom suite.

3 bedrooms, 4 baths | \$1,195,000

Represented by: Debbie Tilton | Coldwell Banker Residential Brokerage | T. 303.601.9477 | [debbie.tilton@coloradohomes.com](mailto:debbie.tilton@coloradohomes.com) | [coloradohomes.com/debbietilton](http://coloradohomes.com/debbietilton)





## GREENWOOD VILLAGE, COLORADO

This masterpiece created by Bond is situated on one of The Preserve's finest, approximately 2-acre lots offering amazing mountain views. It includes an expansive foyer with dramatic staircase, cherry wood-paneled library, handcrafted molding, quarter-sawn hardwood floors, travertine, marble, granite and imported Italian tiles. The William Ohs kitchen has custom cabinetry with Wolf and Sub-Zero appliances. Exquisite master suite and bath with expansive views.

6 bedrooms, 9 baths | \$4,525,000

Represented by: Linda Hantman & Ann Durham | Coldwell Banker Residential Brokerage | T. 720.298.1266 | T. 303.522.4161 | coloradohomes.com/anndurham





## DENVER, COLORADO

This wonderful home is located in the heart of Cherry Creek, with incredible mountain and city views and approximately 600 square feet of outdoor living space. This 2-story penthouse has been completely renovated with high-end appliances, granite countertops, a wine refrigerator and Brazilian walnut floors. The master bath offers Carrera marble, a steam shower and a jetted soaking tub. Includes an open floor plan, large laundry, 2 walk-in closets and a walk-in pantry.

2 bedrooms, 2 full and 1 half baths | \$699,000

Represented by: Janie Stoddard | Coldwell Banker Residential Brokerage | T. 303.408.0738 | [janiestoddard@gmail.com](mailto:janiestoddard@gmail.com) | [coloradohomes.com/janiestoddard](http://coloradohomes.com/janiestoddard)







### ASPEN, COLORADO

A charming, contemporary-design, private retreat along the banks of Maroon Creek, just 10 minutes from downtown. This 4.5-acre property has a 10,979-square-foot home that was completely renovated in 2008 and includes a separate caretaker's residence. In addition to river frontage, this property features a pond and a waterfall.

8 bedrooms, 8 baths | \$22,995,000

Represented by: Carrie Wells | Coldwell Banker Mason Morse  
T. 970.948.6750 | carrie@carriewells.com



### ASPEN, COLORADO

One of the most distinctive residences in Aspen, in the desirable West End. It is just 1 block from the central core. This new home includes ash floors, solid stone countertops in the kitchen and baths, and high-end, commercial-grade appliances. A private rooftop deck with a hot tub takes advantage of views of Aspen, Smuggler and Red Mountain.

5 bedrooms, 5 full and 2 half baths | \$8,995,000

Represented by: Carrie Wells | Coldwell Banker Mason Morse  
T. 970.948.6750 | carrie@carriewells.com



### ASPEN, COLORADO

Beautifully sited on 1.19 acres, this magnificent residence stands 8,592 square feet, all above-grade. The light-filled, clean, contemporary spaces feature an open floor plan and elegant materials — all set against the backdrop of Aspen Mountain, Aspen Highlands, Red Mountain and Smuggler views.

5 bedrooms, 3 full and 3 half baths | \$8,750,000

Represented by: Carrie Wells | Coldwell Banker Mason Morse  
T. 970.948.6750 | carrie@carriewells.com



### ASPEN, COLORADO

Stylish in-town living in the core of Aspen at Monarch on the Park. This remodeled 1-level unit has a great rental history. Features include an outdoor terrace, 2 parking spaces in the underground garage, a private owner closet and use of the limelight amenities, including an outdoor swimming pool, hot tub, gym and shuttle service.

3 bedrooms, 2 baths | \$4,250,000

Represented by: Carrie Wells | Coldwell Banker Mason Morse  
T. 970.948.6750 | carrie@carriewells.com

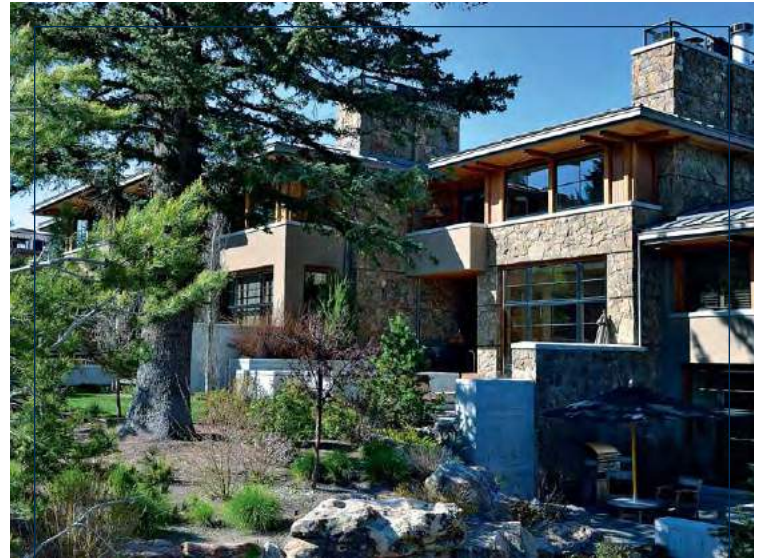




### STEAMBOAT SPRINGS, COLORADO

The largest and one of the most private lots in Dakota Ridge, this 8,200-square-foot home on 11.5 wooded acres offers beautiful ski mountain and village views. Often visited by elk, deer and fox, the home has 2 spring-fed ponds, 4 gas log fireplaces, a lower-level rec room and 1,400 square feet of balconies, decks and patios with a 6-person hot tub.

5 bedrooms, 5 full and 2 half baths | \$3,495,000  
 Represented by: Dutch Elting  
 Coldwell Banker Distinctive Properties | T. 970.846.1676



### SUN VALLEY, IDAHO

Private, contemporary, in-town living, fusing warmth with breathtaking Mount Baldy views. This custom-designed home has soaring ceilings with expansive windows that bring the outdoors in. The only unit with a true master suite, 2 walk-in closets and a cozy sitting area with fireplace. Custom upgrades made during construction set this unit apart from the rest.

3 bedrooms, 3 full and 1 half baths | \$2,850,000  
 Represented by: Stephanie Reed  
 Coldwell Banker Distinctive Properties | T. 208.720.8958



### STEAMBOAT SPRINGS, COLORADO

Experience the pinnacle of mountain contemporary design with natural stone, wood and metal elements combined with beautiful views and the tranquil sounds of a rushing creek. Enjoy a gourmet kitchen with hibachi-style island, master with wet bar and private deck, gracious outdoor living space, access to public lands and world-class skiing less than a mile away.

4 bedrooms, 3 full and 1 half baths | \$1,470,000  
 Represented by: Robert Yazbeck  
 Coldwell Banker Distinctive Properties | T. 970.846.7685



### STEAMBOAT SPRINGS, COLORADO

Premier condominium living awaits you in a corner unit 126 at The Antlers at Christie Base, offering unparalleled ski-in/ski-out lodging in a private, peaceful setting. Enjoy views of the mountain and South Valley, an open floor plan with vaulted ceilings, private deck, gourmet kitchen and on-site amenities: a private shuttle, heated pool and hot tub, concierge and more.

4 bedrooms, 4 baths | \$1,400,000  
 Represented by: John & Di James  
 Coldwell Banker Distinctive Properties | T. 970.846.0797





## SANDY, UTAH

A rare find located at the base of the Wasatch Mountains on approximately 6 acres. This prominent Utah developer's estate offers large rooms and windows. Features include hand-carved workmanship throughout and park-like grounds with ponds, a stream, waterfall, tennis court, pool, barns and a large guesthouse. There is also a heated glass house with hot tub and theater, attached apartment, walk-out basement and spectacular views.

6 bedrooms, 8 baths | \$5,000,000

Represented by: Shelly Tripp | Coldwell Banker Residential Brokerage | T. 801.573.6400 | [shelly.tripp@utahhomes.com](mailto:shelly.tripp@utahhomes.com) | [utahhomes.com/shelly.tripp](http://utahhomes.com/shelly.tripp)





### BOUNTIFUL, UTAH

An absolutely stunning home with amazing views, you'll fall in love the minute you walk in and see the inviting marble foyer with chandelier and grand staircase. This home has an incredible living room with soaring ceilings; granite kitchen with cherry cabinets and a double oven; impressive great room with marble fireplace; royal-sized master with balcony, fireplace and huge walk-in closet; a home theater; and a full wet bar.

5 bedrooms, 5 baths | \$1,250,000

Represented by: Leslie Thorup | Coldwell Banker Residential Brokerage | T. 801.541.1500 | leslie.thorup@utahhomes.com | theutahhome.com



### SALT LAKE CITY, UTAH

A real treasure, this home offers classic Georgian architecture with timeless elegance and glamour. Boasting exquisite designer details, it offers a beautiful kitchen, marble bathrooms and a fabulous master with den area, fireplace and elegant bathroom/dressing layout. There is a detached cabana over the extra double garage with full kitchen, bathroom and library/studio. The pool and grounds are second to none.

6 bedrooms, 8 baths | \$2,875,000

Represented by: Mike Lindsay | Coldwell Banker Residential Brokerage | T. 801.580.5567 | mike.lindsay@utahhomes.com | slcity.com/mlindsay





## OREM, UTAH

This beautiful custom home, with too many extras to list, is located in a gated community. The interior features 5 bedrooms plus a den off the entry with private entrance. The large granite kitchen with island, hardwood floors and a Sub-Zero refrigerator really makes a statement. Enjoy the large, open-concept great room, extra-high ceilings and laundry room off the mud room. The main-level master offers all the luxuries.

5 bedrooms, 5 baths | \$1,500,000

Represented by: Curtis Chapple | Coldwell Banker Residential Brokerage | T. 801.360.3896 | [utahhomes.com/curtis.chapple](http://utahhomes.com/curtis.chapple)



## SALT LAKE CITY, UTAH

Boasting dramatic views in Dorchester Pointe, this stunning custom rambler boasts attention to every detail, an elegant interior, exceptional design and spectacular vaults. You'll love the gourmet kitchen with high-end appliances. This smart house includes a theater room, lower-level walk-out, pool/private patio, built-in gas barbeque, wine cellar, separate guest quarters with private entrance and an exercise room off the patio.

7 bedrooms, 6 baths | \$1,400,000

Represented by: Linda Hardman | Coldwell Banker Residential Brokerage | T. 801.450.4058 | [lhilly@earthlink.net](mailto:lhilly@earthlink.net) | [utahhomes.com/linda.hardman](http://utahhomes.com/linda.hardman)





### DRAPER, UTAH

Incredible, French-inspired, executive retreat. The rebuild cost is estimated at over \$8 million! With over an acre of manicured grounds and multiple waterfalls backing non-buildable open space, you get all the privacy you could want. This home features 10 fireplaces, a ballroom, an indoor pool, a professional theater and a gated/heated driveway. Possible seller financing.

7 bedrooms, 10 baths | \$3,800,000

Represented by: Jeff Topham | Coldwell Banker Residential Brokerage

T. 801.897.3800 | jeff.topham@utahhomes.com | utahhomes.com/jeff.topham



### LAKE OSWEGO, OREGON

Unparalleled in size, quality, privacy and convenience. Nearly new, the 14,400-square-foot premier estate offers a main-level palatial master suite, epicurean kitchen, elevator, theater, exercise room, wine cellar, separate living quarters and every amenity you would expect. It is located in one of Oregon's most desirable communities, featuring top-rated schools, just 8 miles from downtown Portland.

6 bedrooms, 9 baths | \$4,975,000

Represented by: Randy Bylsma | Coldwell Banker Seal

T. 503.577.0200 | skylandsestatelakeoswego.com



## SANTA FE, NEW MEXICO

The 'City Different' is truly a place you will want to call home. This light-filled abode with fabulous views of 2 mountain ranges is definitely one you won't be able to resist. The main house has 3 bedrooms, 4 baths, a sun-room, media room and a 3-car garage. The guest casita includes 1 bedroom and 1 bath, plus an artist studio/workshop with 1 half bath and a single garage—all on 14 acres in beautiful La Tierra.

4 bedrooms, 5-plus baths | \$1,199,000  
 Represented by: Suzanne Field Kelly  
 Coldwell Banker Trails West Realty Ltd.  
 T. 505.983.0315 | coldwellbankersantafe.com



## SANTA FE, NEW MEXICO

This home will make you want to start a fire, put your feet up and relax! From the peaceful sound of the water feature and the terraced hillside with serenity bench at the top of a gentle rock stair, to the wonderful enclosed and landscaped entry courtyard, this home has everything for the discerning buyer. The fantastic open floor plan has luxury upgrades throughout. A secluded feel in a convenient in-town location.

3 bedrooms, 2 baths | \$750,000  
 Represented by: Coleen Dearing  
 Coldwell Banker Trails West Realty Ltd.  
 T. 505.983.0334 | coleendearing.com

## SANTA FE, NEW MEXICO

The artistic lifestyle that people move to New Mexico to experience is abundant in this home. You will appreciate the wide open spaces, gracious living and glorious desert sunsets from every window and portal. It is located near the Eaves Movie Ranch on a gently rolling terrain with wonderful views in all directions. Sit on the southern portal, enjoy the early evening calm and watch the sun go down over the Galisteo Basin. Designed for easy entertaining.

3 bedrooms, 3 baths | \$749,000  
 Represented by: Coleen Dearing  
 Coldwell Banker Trails West Realty Ltd.  
 T. 505.983.0334 | coleendearing.com



OAHU, HAWAII

# *Star Gazing*

The stars are not  
strangers to this Oahu paradise.

By Lauren Varga King







Jay-Z and Beyoncé have found peace in this place; a reality TV show was filmed within its walls; and Jessica Simpson and her family recently spent three weeks here. But, *here* isn't Los Angeles, or even New York. Here is 210 N. Kalaheo Avenue, Kailua, Oahu, Hawaii.

Encompassing 65,000-plus square feet—the span of two football fields—of tropical grounds, this breathtaking estate is listed for \$24.95 million along the shores of Oahu's Windward Coast. A property of this magnitude is a rarity, a gem on Oahu.

"The estate has a strong following for rental use," says listing agent Tracy Allen of Coldwell Banker Pacific Properties. "When Jessica Simpson and her family stayed they only left the property for one day. That's a compliment to its design and the privacy it offers."

Homeowner Steve Connell thinks back to when he first purchased the property in 2005. He had the existing four homes torn down (leaving the lot barren), the land subdivided, and the current estate was built by Gregory Design Build and designed by architect Jim Matichuk. Each day, for about five minutes, a light shower comes through and refreshes

the property. This act of nature, he explains, is why today the property is lush with palms, shrubbery and a breathtaking natural surround.

And the verdant landscaping isn't left outdoors. As the property's 11,000 interior square feet open by way of large, glass pocket doors to 7,000 square feet of lanai space, the land and living spaces become one. "The idea is that when you open those doors, it expands the size of the house, leaving no distinction between inside and out," says Connell.

When the home is not host to celebrities and reality TV stars, it plays a star role in Connell's weekend entertaining.

"I coach track so we've had some 70 people over at a time," says Connell. "Maybe a group is on the yard playing football, or watching a movie in the theater room, but mainly they're in the courtyard. That's where people really bond."

The courtyard is devoted to the home's free-form pool and spa, accented with moss rock walls, lava rock, rushing waterfalls and tropical birds chirping amongst the sounds of family and friends. The courtyard is served by a cabana, equipped with top-of-the-line appliances and accents, and sits adjacent to the

home's media, living and great rooms for optimal entertaining.

"The cabana is elevated so not only are you enjoying a full second kitchen, you can look through the house and get a clear view of the crystal turquoise waters of Kailua Bay," says Allen.

While the main residence is equipped with a custom kitchen, expansive lanais and quick access to the estate's 1.5 acres of beachfront, it isn't uncommon to find Connell in the guesthouse.

"I love the guesthouse and the thing that attracts me there is our caretaker, Oleg," he admits. "I'll go over there and shoot pool with him, make dinner, and just relax."

Allen adds that the guesthouse is complete with the same custom finishes as the main residence, just smaller in size at 1,900 square feet.

Connell never intrudes on the stays of his celebrity guests, but notes that whenever he's at the estate, he's sure to see stars.

"At night, we'll go out to the oceanside lawn and watch for shooting stars," says Connell. "It's just one more piece of this property that will touch your soul." ♦

Kailua, Oahu, Hawaii

8 bedrooms, 8 full and 3 half baths

\$24,950,000 (FS)

Represented by: Tracy Allen

Coldwell Banker Pacific Properties

T. 808.596.0456 | [tracy@cbpacific.com](mailto:tracy@cbpacific.com)





## KAILUA, HAWAII

Oceanfront living at its finest. Enjoy paddling to the Mokulua Islands or lounging poolside at this beachfront masterpiece, designed with the ultimate destination in mind. The home and separate guest cottage are newly constructed with extraordinary attention to detail. The rich mahogany wood throughout, and its lush landscaping, are inspired by the natural surroundings, providing a resort ambiance in a private and relaxing oceanfront setting.

6 bedrooms, 5 full and 1 half baths | \$10,000,000

Represented by: Susan N. Borochoy, Vice President | Coldwell Banker Pacific Properties | C. 808.478.0330 | [susanb@cbpacific.com](mailto:susanb@cbpacific.com) | [hawaii.luxuryhomes.net](http://hawaii.luxuryhomes.net)





## KAHALA, HAWAII

Thoughtfully designed and beautifully executed, this exquisite home is located just steps from beautiful Kahala Beach on one of the most desirable streets in Kahala. The owners have totally remodeled a home that exudes warmth and charm, with fabulous details both inside and in every detail of the lush gardens and pool area, creating an oasis of privacy and peace. This home is sophistication and serenity defined, and is located on one of the best streets in Kahala.

3 bedrooms, 3 baths | \$3,550,000

Represented by: Beth Chang | Coldwell Banker Pacific Properties | C. 808.478.7800 | beth@bethchang.com | bethchang.com





## KANEOHE, HAWAII

This large waterfront property on Kaneohe Bay has sweeping ocean views, set against the backdrop of the Koolau Mountains. Situated 20 minutes from Honolulu International Airport, this gated 50,965-square-foot lot is the perfect place to build an oceanfront estate, family compound or CPR development. This is a rare opportunity to own one of the last grand street-to-ocean lots in the Kailua/Kaneohe area.

\$3,888,000

Represented by: Kathy Grindle | Coldwell Banker Pacific Properties | C. 808.864.3127 | [kathyg@cbpacific.com](mailto:kathyg@cbpacific.com) | [cbpacific.com/kathyg](http://cbpacific.com/kathyg)



## DIAMOND HEAD, HAWAII

The Gold Coast area is a haven where a refined, yet relaxed, style of living reigns supreme. The white-sand beaches, world-class surf and upscale nightlife of Waikiki offer a year-round playground for residents and visitors alike. Enjoy dazzling sunsets on the beach or take a stroll to one of many fine restaurants by the sea. This 2-bedroom, 2-bath apartment was renovated with rich wood floors and is within walking distance to the Outrigger Canoe Club and Waikiki.

2 bedrooms, 2 baths | \$1,800,000

Represented by: Vicki P. Hossellman | Coldwell Banker Pacific Properties | C. 808.351.3833 | [vickih@cbpacific.com](mailto:vickih@cbpacific.com) | [vickihossellman.com](http://vickihossellman.com)





## RENO, NEVADA

Enjoy 20-plus gated acres on a high plateau with 180-degree views of the striking city skyline and mountains. Features include Mexican red-onyx surround fireplaces, a gourmet kitchen with a separate caterer's kitchen, a formal dining room with rotunda ceiling, office, an exercise room, a theater room, an in-ground pool and 3 additional bedroom suites. Close to world-renowned Lake Tahoe, prestigious golf courses, popular ski resorts and top-rated shopping and dining.

4 bedrooms, 5 full and 3 half baths | \$18,500,000

Represented by: Dena Hospodka, Kathy Williams & Richard Keillor | Coldwell Banker Select Real Estate | T. 775.336.6732 | 2500manzanita.com





### RANCHO SANTA FE, CALIFORNIA

In coveted "Westside Covenant," this architecturally alluring estate on 3.3 private acres is the perfect marriage of contemporary and classic and is basically brand new. Offering 4 bedroom suites, an office, gym, library, pool/spa, outdoor dining loggia, fire pit, family fruit orchard and a vineyard schematic for the wine enthusiast. If you are a perfectionist, expect to be impressed. A touch to your smart phone or iPad controls all (HVAC, security cameras and more). Nothing of this quality and location is otherwise available for sale at this price in 92067.

4 bedrooms, 5 full and 1 half baths | \$3,895,000

Represented by: Shannon Hagan | Coldwell Banker Residential Brokerage | T. 858.414.7514 | shagan@coldwellbanker.com | 15808viadelalba.com



### NORTH SAN DIEGO COUNTY, CALIFORNIA

Old Castle Estates is a true "Country Manor," gated on 22 private acres (11 flat). Three impeccable residences (5,800sf main house, 800sf guest-house, 2,100sf 2nd guest house), a 10-car detached garage, 2 wells, zoned for unlimited personal horses, a seasonal creek, vineyard or grove friendly, with the most amazing gnarled 200+-year-old oaks.

7 bedrooms, 6 full and 1 half baths | \$2,350,000

Represented by: Shannon Hagan | Coldwell Banker Residential Brokerage  
T. 858.414.7514 | shagan@coldwellbanker.com | 9555oldcastleroad.com



### NORTH SAN DIEGO COUNTY, CALIFORNIA

Serenity, seclusion and silence. Reminiscent of Montecito in Santa Barbara, this 2008 custom Spanish Colonial is perched on 17 acres (15-acre producing avocado grove) with mountain/valley views and is blanketed under a starlit sky at night. Romantic architecture, a master suite down, detached office, guest suite and seasonal creek.

3 bedrooms, 3 full and 2 half baths | \$2,195,000

Represented by: Shannon Hagan | Coldwell Banker Residential Brokerage  
T. 858.414.7514 | shagan@coldwellbanker.com | 9201cedartrailslane.com





### LA JOLLA, CALIFORNIA

Stunning new Andalusian-style Spanish home, situated on the La Jolla Country Club's 3rd fairway, a private, yet village-close location with breathtaking views of the ocean, village and golf course. Open floor plan, ideal for indoor-outdoor living and entertainment, has wonderful details, an inner courtyard, 4 fireplaces, a true cook's kitchen and more.

3 bedrooms, 3 full and 2 half baths | \$5,687,888  
 Represented by: Sarah Flynn Tudor | T. 619.813.6609  
 Coldwell Banker Residential Brokerage | sarahflynntudor@gmail.com



### LA JOLLA, CALIFORNIA

A Tom Shepard design, this property offers the charm and romance of the 1940s, along with the quintessential indoor/outdoor living of Southern California. Enjoy a grand living room, 2 master bedrooms, a formal dining room, den, atrium, morning room, 4 fireplaces and staff quarters. Most rooms open to a terrace or balcony.

5 bedrooms, 5 full and 1 half baths | \$4,860,000  
 Represented by: Sarah Flynn Tudor | T. 619.813.6609  
 Coldwell Banker Residential Brokerage | sarahflynntudor@gmail.com



### CARMEL VALLEY/SAN DIEGO, CALIFORNIA

Inviting Spanish hacienda is on an elevated bluff at the end of a cul-de-sac. Enter to volume ceilings, plus an en suite bedroom downstairs, along with a living room, dining room and gourmet kitchen with eating nook adjacent to a family room anchored by a built-in media center and fireplace. An extended patio has a fire pit, pool/spa, fireplace and views.

5 bedrooms, 3 full and 1 half baths | \$1,099,000  
 Represented by: Farryl & Charles Moore  
 Coldwell Banker Residential Brokerage | T. 858.259.0555



### ENCINITAS, CALIFORNIA

Fabulous single-level oceanfront home with white-water views up and down the coast. Rebuilt approximately 10 years ago, and recently, more remodeling was done with high-end finishes. Open floor plan has new sliders and windows throughout. Enjoy a 2-bedroom main house plus 1-bedroom guesthouse. A master has custom built-ins and a patio.

3 bedrooms, 3 full baths | \$2,875,000  
 Represented by: Marilyn Lawhead & Creighton Lawhead  
 Coldwell Banker Residential Brokerage | T. 760.753.5616







### MURRIETA, CALIFORNIA

A sought-after Southern Colonial set in a pristine setting of ancient oaks, a pond and pool with dramatic water features. This 5-acre parcel includes dual 2-bedroom guesthouses and a 16-car garage. The 7,964 square feet begins with an inviting entry of marble, a dual staircase, detailed molding and 20-foot ceilings.

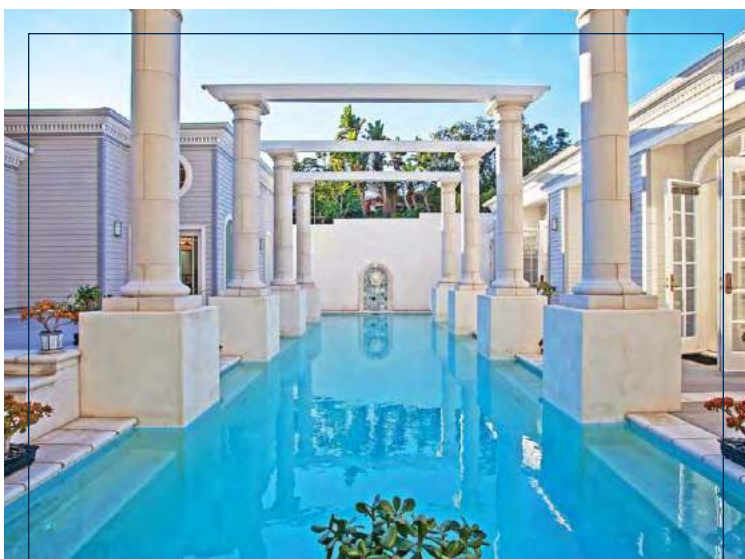
8 bedrooms, 8 full and 2 half baths | \$2,500,000  
 Represented by: Barbara Walker  
 Coldwell Banker Residential Brokerage | T. 951.253.4050



### MISSION HILLS/SAN DIEGO, CALIFORNIA

This Arthur Porras-designed residence offers a 6,357-square-foot home on 5.96 serene acres. This quiet retreat in the center of the city provides an extraordinary level of privacy and luxury behind the patina copper gated entry. The resort-style outdoor area features a dramatic pool, spa and a lanai boasting a kitchen and charming poolside cabana area.

5 bedrooms, 5 full and 3 half baths | \$5,500,000  
 Represented by: Maureen Tess & Antoinette Embry  
 Coldwell Banker Residential Brokerage | T. 619.239.8377



### HILLCREST/SAN DIEGO, CALIFORNIA

Banker's Hill retreat; 1st time on the market. A one-of-a-kind home with major renovations completed, at the end of the street, nestled amongst the trees at the end of Arroyo Canyon. Features include a 738-square-foot guesthouse, a 2,342-square-foot main house and a 47-foot pool, inspired by a Roman pool in Bath, England.

4 bedrooms, 4 full and 1 half baths | \$1,999,999  
 Represented by: Francisco Yescas & Jim Blevins  
 Coldwell Banker Residential Brokerage | T. 619.501.8228



### RANCHO SANTA FE, CALIFORNIA

Situated in Fairbanks Ranch, one of Rancho Santa Fe's finest guarded communities, this stunning family home boasts a chef's kitchen, spacious family room, gorgeous master with sitting area, library and 5 fireplaces. Doors open to the beautifully manicured backyard with a pool, spa, barbecue, fireplace and basketball area.

6 bedrooms, 5 full and 1 half baths | \$2,795,000  
 Represented by: Becky & June Campbell  
 Coldwell Banker Residential Brokerage | T. 858.481.6750





## NEWPORT BEACH, CALIFORNIA

Landmark property on exclusive Linda Isle offers views of the main channel and turning basin. Bask in the premier location, known as the Gold Coast, in this soft contemporary masterpiece featuring interior design by local wonder Scott Van Dyke. Transitional, upscale living with impeccable design influences. For more information, please visit [www.37LindaIsle.com](http://www.37LindaIsle.com).

4 bedrooms, 5 full and 1 half baths | \$13,900,000  
 Represented by: Georgina Jacobson  
 Coldwell Banker Residential Brokerage  
 T. 949.285.8380 | [georgina.jacobson@camoves.com](mailto:georgina.jacobson@camoves.com)  
[georginajacobson.com](http://georginajacobson.com)



## DANA POINT, CALIFORNIA

Known affectionately as the "Capo Beach Glass House," this Robert Quigley-designed 3-bedroom, 4-bath masterpiece sits directly on the sand in Capistrano Bay, featuring a sweeping oceanfront panorama, 2-story ceilings, an exquisite glass pavilion and inviting juxtaposition of expansive windows and concrete walls.

3 bedrooms, 4 baths | \$8,995,000  
 Represented by: Tim Smith  
 Coldwell Banker Residential Brokerage  
 T. 949.717.4711 | [tim@timsmithgroup.com](mailto:tim@timsmithgroup.com)  
[smithgrouprealestate.com](http://smithgrouprealestate.com)



## LAGUNA BEACH, CALIFORNIA

Oceanfront home with its own private steps to a great sandy beach! One of Laguna's least-crowded, nearly private beaches. This custom, traditional, 5-bedroom home with 2 master suites was designed by Gregg Abel. Dramatic views span from the Palos Verdes Peninsula to Catalina Island. One of the lowest-priced oceanfront homes available in Laguna Beach! Floor plans and photos can be found at [www.31713SeacliffDrive.com](http://www.31713SeacliffDrive.com).

5 bedrooms, 4 full and 1 half baths | \$5,850,000  
 Represented by: Liz Comerford & Ray McAfoose  
 Coldwell Banker Residential Brokerage  
 L. 949.874.1321 | [lcomerford@coldwellbanker.com](mailto:lcomerford@coldwellbanker.com)  
 R. 949.499.8957 | [info@mcafoose.com](mailto:info@mcafoose.com)



## PALM DESERT, CALIFORNIA

This contemporary Bighorn residence rests on an elevated home site overlooking the 11th fairway of the Canyons Course. This open design maximizes indoor/outdoor living, featuring retractable sliding glass walls in principal entertaining rooms. Four bedrooms, 4.5 baths, a theater, office, state-of-the-art kitchen, master retreat and 1-bedroom guest casita, in approximately 6,580 square feet. A large infinity pool overlooks the panoramic views. Multiple fireplaces, water features and a lush landscape heighten the ambience.

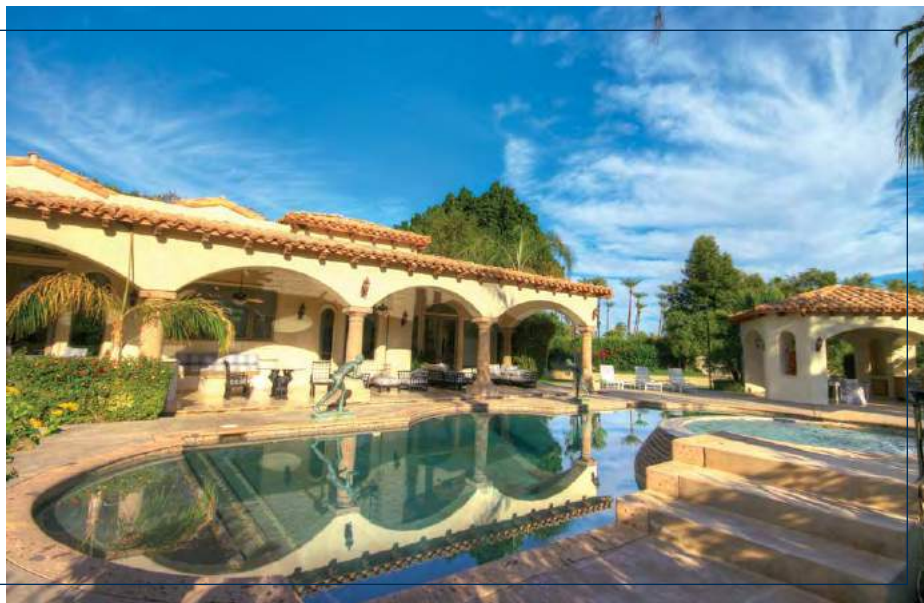
4 bedrooms, 4 full and 1 half baths | \$5,450,000  
 Represented by: Susan Canavan & Deirdre Coit  
 Coldwell Banker Residential Brokerage  
 S. 760.837.4205 | D. 760.837.4204  
[susan@canavancoit.com](mailto:susan@canavancoit.com) | [deirdre@canavancoit.com](mailto:deirdre@canavancoit.com)  
[canavancoit.com](http://canavancoit.com)



## RANCHO MIRAGE, CALIFORNIA

A remarkable property, Casa de Paloma, with architecture evocative of a grand European Spanish Colonial estate, designed by world-renowned Juan Carlos Ochoa. The gorgeous main house features 3 bedrooms, 7 baths and a professional state-of-the-art home theater. The charming guesthouse has 3 bedrooms, 2 baths, a full kitchen, dining area, grand room, living room and large laundry room. Approximately 1.55 acres are enhanced by a private lake/waterfall, north/south championship lighted tennis court, pool/spa, mountain views and a private entry.

6 bedrooms, 9 baths | \$3,995,000  
 Represented by: Elizabeth Arcaro & Rick Ursem  
 Coldwell Banker Residential Brokerage  
 E. 760.776.2611 | R. 760.408.4846  
[wortharcargroup.com](http://wortharcargroup.com)



## INDIAN WELLS, CALIFORNIA

This could be one of the best views at the prestigious Toscana Country Club. This highly upgraded home has beautiful stones on the floors and counters, and shows like a model. It is an Amalfi 623 with an oversized guesthouse/casita. The 4 bedrooms and 4.5 baths make it a winner for a primary or vacation resort home.

4 bedrooms, 4 full and 1 half baths | \$1,995,000  
 Represented by: Alan Abell  
 Coldwell Banker Residential Brokerage  
 T. 760.360.1233 | [palmsspringshomes@msn.com](mailto:palmsspringshomes@msn.com)  
[aabell.com](http://aabell.com)





### HOLMBY HILLS, CALIFORNIA

An enchanted gated country French estate, designed by architect Peter Choate. Located on one of Holmby Hills' finest streets, this residence offers excellence in its details. No expense was spared in renovating this 7-bedroom, 9-bath gem. Soaring ceiling heights and oversized spaces create the perfect ambiance for gracious living. The grounds include a large yard, a pool and a 6-car motor court, as well as a 4-car garage. This property is the ultimate in private elegance.

\$14,995,000

Represented by: Linda May | Coldwell Banker Residential Brokerage | T. 310.777.6247 | linda@lindamay.com | 261barodadrive.com



### BEVERLY HILLS, CALIFORNIA

Magical Mediterranean estate on 1.75 acres. Enjoy complete privacy behind 11-foot-high, wrought-iron gates. Features include a dramatic 2-story entry hall, a large formal living room, dining room, gourmet kitchen and an adjacent family room with French doors. The formal gardens contain a covered dining pavilion lit by crystal chandeliers, rose gardens, a fern grotto, pool with stone pool house and an outdoor fireplace.

\$7,950,000

Represented by: Linda May | Coldwell Banker Residential Brokerage | T. 310.777.6247 | linda@lindamay.com | 9606heatherroadestate.com





## MALIBU, CALIFORNIA

A private Malibu Colony estate by renowned architect Fred Fisher. This home has approximately 60 feet of beachfront with views of the Pacific coastline. The lavish scale offers 8,200 square feet and features a master with sumptuous baths and a private terrace, 4 additional bedrooms and a guest apartment. Amenities include a lap pool, 8-car parking and a fire pit. There is an additional 12,000-square-foot lot directly across the street for staff quarters or redevelopment.

Price upon request

Represented by: Linda May | Coldwell Banker Residential Brokerage | T. 310.777.6247 | linda@lindamay.com | malibucolonyoceanfront.com





## VENICE, CALIFORNIA

Two-story architectural masterpiece by architect Steven Shortridge with lush landscaping by Jay Griffith. This home is just steps from fashionable Abbot Kinney and blocks from the ocean. The finest finishes include teak floors, decks, cabinets, walls and stairs, terrazzo inside and out, Venetian plaster and Italian glass tiles. The house surrounds an internal courtyard with a pool and studio/work space. The ultimate in California indoor/outdoor living. [www.MilwoodHouse.com](http://www.MilwoodHouse.com).

3 bedrooms, 4 full and 1 half baths | \$5,950,000

Represented by: Michael Collins | Coldwell Banker Residential Brokerage | T. 310.281.3915 | [michaelcollinsrealestate.com](http://michaelcollinsrealestate.com)





### PASADENA, CALIFORNIA

This 8,742-square-foot Craftsman/English Tudor Revival, built by architect Myron Hunt, greets with a grand foyer. Features include a sunroom, formal dining room, kitchen with center island, library, exercise room, 2 bedroom suites, 3 more bedrooms, a game room and a 2-bedroom guesthouse. Also enjoy an outdoor kitchen/patio area with pizza oven, magnificent gated grounds and a pool.

6 bedrooms, 7 baths | \$8,000,000  
 Represented by: Barbara Rogers  
 Coldwell Banker Residential Brokerage | T. 626.484.8135 | 1199elmolino.com



### CARLSBAD, CALIFORNIA

An amazing gated compound on the coast of Southern California. The 10,000-square-foot main house features dual master suites, a presidential office, panoramic views overlooking the ocean, a home theater, a 2,000-square-foot guesthouse with living room and a custom stone fireplace.

4 bedrooms, 5 baths | \$29,000,000  
 Represented by: Patrick Knapp | T. 800.800.6417  
 Coldwell Banker Residential Brokerage | patrickknapp.com



### MARINA DEL REY, CALIFORNIA

Spectacular waterfront property which showcases 4 decks with stunning views to the main channel. Features include maple wood flooring, an impressive circular staircase, a top-floor sun lounge, elevator, 3 fireplaces, 3-car garage and a rooftop deck with a hot tub and a built-in barbecue.

4 bedrooms, 6 full and 1 half baths | \$7,700,000  
 Represented by: Peter & Ty Bergman  
 Coldwell Banker Residential Brokerage, Bergman Beach Properties  
 T. 310.821.2900 | peter@bergmanbeachproperties.com





## MONTECITO, CALIFORNIA

This Tudor-style Montecito estate imbues both the dignity of the traditional English building style of the 1500s and the timeless warmth and comfort of a welcoming family home. Tucked away off of East Valley Road, this home incorporates decorative half-timbering, elaborate massive chimneys, the famous 4-centered Tudor arch and leaded glass windows throughout. This home is on a park-like setting of classic English gardens, enhancing its Old World feel.

5 bedrooms, 5 full and 1 half baths | \$6,350,000

Represented by: Keith C. Berry | Coldwell Banker Residential Brokerage | T. 805.689.4240 | [keith@keithberryrealestate.com](mailto:keith@keithberryrealestate.com)







Conceptual Design Ewing Architects, Inc. A.I.A.

### MALIBU, CALIFORNIA

This spectacular 9.96-acre vacant site is nestled in the foothills of the Santa Monica Mountains in unincorporated Los Angeles County, overlooking the city of Malibu on a private road, only driving minutes to the Pacific Coast Highway. The site features stunning 180-degree views of the Pacific Ocean. The conceptual design and plans are available for a 4-level, 7,500-square-foot, spectacular, contemporary Malibu residence by the award-winning architectural design firm Ewing Architects, Inc. Doug Ewing FAIA.

\$2,000,000

Represented by: Scott James | Coldwell Banker Residential Brokerage | T. 626.327.1836 | scott.james@coldwellbanker.com

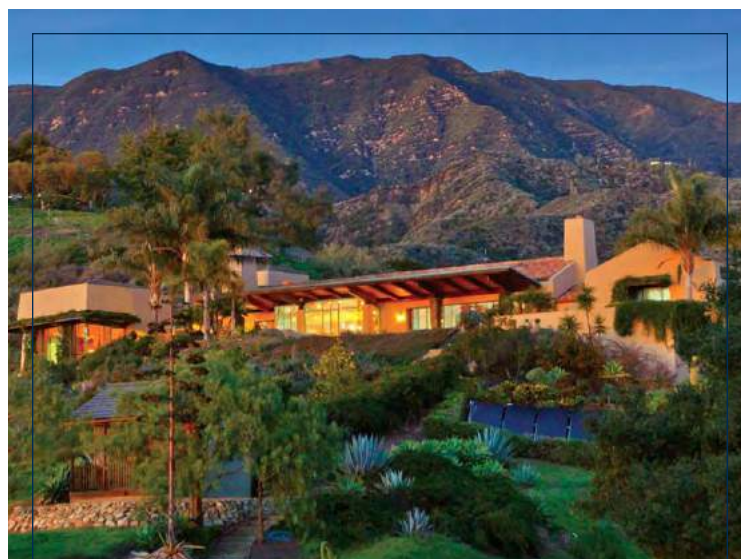


### CALABASAS, CALIFORNIA

Enjoy unobstructed views from this tranquil designer home in the most desirable guard-gated community, The Oaks of Calabasas. The English Tudor estate features an infinity pool, spa, beach entry, volcano waterfalls and a 500-foot loggia with an outdoor kitchen.

6 bedrooms, 7 baths | \$4,999,000

Represented by: Doug Arbetman  
Coldwell Banker Residential Brokerage  
T. 818.378.4001 | darbetman@coldwellbanker.com



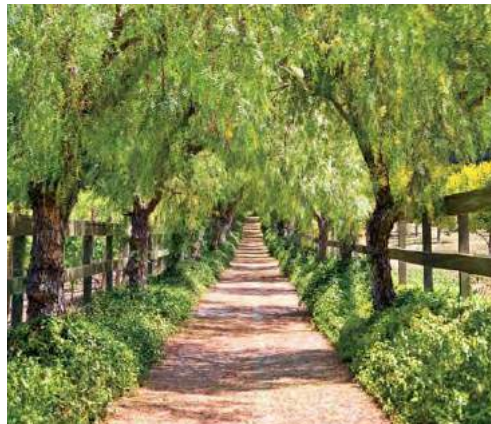
### MONTECITO, CALIFORNIA

This 25-acre property, in the Montecito foothills, offers privacy and panoramic ocean, coastline and mountain views. The single-level home and private guesthouse showcase the views and offer easy access to the pool, in-ground spa, surrounding patios and lush landscaping.

5 bedrooms, 5 baths | \$4,950,000

Represented by: Chris Palme | DRE# 00989478  
Coldwell Banker Residential Brokerage  
T. 805.565.8823 | sbrivierahomes.com





## MALIBU, CALIFORNIA

Rosenthal, the Malibu Estate. Situated on 235 acres, this private vineyard estate offers an 8-bedroom main residence with 2 kitchens, a theater, 2 pools and an outdoor dining area, overlooking the Chardonnay vineyard. Two additional guesthouses, a 3rd pool, wine-tasting room and horse facilities are also included. Enjoy direct access to miles of hiking and mountain biking trails on the "Backbone Trail" and 25 acres of award-winning vineyards.

8 bedrooms, 10 baths | \$43,500,000

Represented by: Irene Dazzan-Palmer & Sandro Dazzan | Coldwell Banker Residential Brokerage | T. 310.317.9354 | [rosenthalmalibuestate.com](http://rosenthalmalibuestate.com)





### MALIBU, CALIFORNIA

Capri on Malibu Colony Beach. Enjoy a dramatic courtyard, open living room, chef's kitchen, luxurious oceanfront master suite, huge office or gym on the top floor and a sound-proofed room, perfect for theater or studio. Behind the prestigious Malibu Colony gates.

6 bedrooms, 4 baths | \$16,900,000  
 Represented by: Irene Dazzan-Palmer & Sandro Dazzan  
 Coldwell Banker Residential Brokerage  
 T. 310.317.9354 | malibucolony81.com



### MALIBU, CALIFORNIA

This private hacienda in Serra Retreat includes a remodeled 3-bedroom main house and a 2-bedroom guesthouse on over an acre flat with a tropical garden. This home features a swimming pool, spa, outdoor fireplace, tennis court, gym, cabana, koi ponds and a greenhouse.

5 bedrooms, 5 baths | \$9,950,000  
 Represented by: Irene Dazzan-Palmer & Sandro Dazzan  
 Coldwell Banker Residential Brokerage  
 T. 310.317.9354 | 23155mariposadeoro.com



### MALIBU, CALIFORNIA

Cape Cod on Malibu Road! It is on a sandy beach with ocean views from every room. Enjoy a romantic master suite with brick fireplace, oceanfront deck, office, walk-in closets, a kitchen with Viking appliances, beach decks with hot tub and sauna, and room for storage.

4 bedrooms, 3 baths | \$7,995,000  
 Represented by: Irene Dazzan-Palmer & Sandro Dazzan  
 Coldwell Banker Residential Brokerage  
 T. 310.317.9354 | 24604maliburd.com



### MALIBU, CALIFORNIA

A new home by Scott Gillen on about 4 acres with complete privacy. Features include a chefs kitchen with ashwood cabinets and Wolf appliances, state-of-the-art entertainment and surveillance and 360-degree ocean and mountain views. La Costa Beach rights included.

2 bedrooms, 2 full and 1 half baths | \$5,995,000  
 Represented by: Irene Dazzan-Palmer & Sandro Dazzan  
 Coldwell Banker Residential Brokerage  
 T. 310.317.9354 | 3714carboncanyon.com





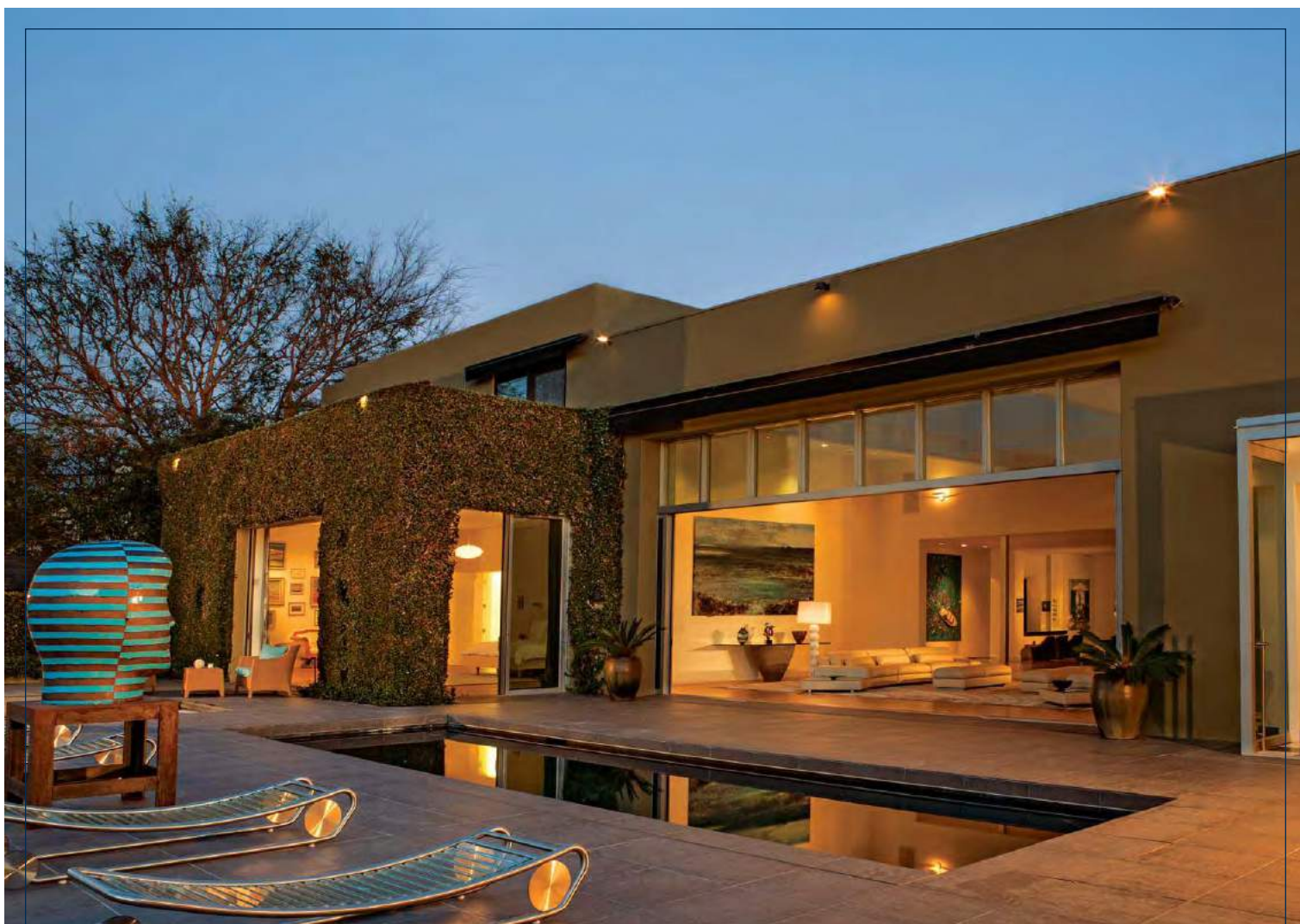
## PACIFIC PALISADES, CALIFORNIA

"Casa Mira Flores," a magical Andalusian villa, was designed by renowned architect, Richard Landry. The elegant façade is punctuated by an 18th century carved walnut gate and is but a preamble to a triumphant interior, sky-lit courtyard and the central core of this exquisite residence. Six bedrooms, screening room, country kitchen/family room, multiple fireplaces, lower-level entertainment area, outdoor terraces, limitless vistas and swimming pool grace this lavish residence.

6 bedrooms, 7 full and 1 half baths | \$12,900,000

Represented by: Ron de Salvo & Fran Flanagan | Coldwell Banker Residential Brokerage | R. 310.777.6233 | F. 310.801.9805 | ron@rondesalvo.com





## SANTA MONICA, CALIFORNIA

Dramatically perched on the rim of one of Southern California's most coveted streets, this dramatic contemporary residence, designed by architect Peter Choate, features soaring sky-lit ceilings, disappearing walls of glass, library/media room, main-level master suite and 2 separate guest wings on the 2nd level with 5 bedrooms, sitting room and a play room. Expansive terraces, sculpture garden, pool, spa and sweeping vistas to dazzle the senses. Rare and remarkable offering.

6 bedrooms, 8 baths | \$11,495,000

Represented by: Ron de Salvo | Coldwell Banker Residential Brokerage | T. 310.777.6233 | C. 310.560.9388 | ron@rondesalvo.com





## BEL AIR, CALIFORNIA

The prestigious landscape of lower Bel Air is considered one of the world's most coveted locations. Surrounded by luxurious residential properties, some in excess of \$150 million, this imposing and artfully designed Georgian traditional is a rare jewel in Bel Air's shimmering crown. Situated on nearly 34,000 square feet of gated lush landscape with private pool, it offers 4 bedroom suites, including an exquisite master with sitting room, 5 fireplaces, a book-lined library, light-filled formal dining room, 2-story entry and an elegant step-down living room. There is ample room for expansion. A remarkable and tranquil setting of total privacy and seclusion and an exceptional investment. [464BelAirRd.com](http://464BelAirRd.com).

4 bedrooms, 5 full and 1 half baths | \$8,950,000

Represented by: Ron de Salvo | Coldwell Banker Residential Brokerage | T. 310.777.6233 | C. 310.560.9388 | [ron@rondesalvo.com](mailto:ron@rondesalvo.com)



## BEL AIR, CALIFORNIA

Perfectly sited in the tranquil environs of prestigious lower Stone Canyon and moments from the legendary Hotel Bel Air is this private and enchanted French country villa. Built by the current owner and completed in 2002, it is tastefully embellished with imported stone, French white oak, antique French doors and honey limestone. The flexible floor plan has 5 bedrooms, each with en suite bath, multiple fireplaces, a gourmet kitchen/family room, living room with beam ceiling, outdoor dining terraces with fireplace and built-in barbecue, koi pond (easily transformed into a small swimming pool), waterfalls and towering trees. Truly a magical and transporting experience. [1120StoneCanyonRoad.com](http://1120StoneCanyonRoad.com).

5 bedrooms, 6 full and 1 half baths | \$6,250,000

Represented by: Ron de Salvo | Coldwell Banker Residential Brokerage | T. 310.777.6233 | C. 310.560.9388 | [ron@rondesalvo.com](mailto:ron@rondesalvo.com)





### MALIBU, CALIFORNIA

This exclusive gated Buff & Hensman estate is situated on approximately 70 feet of Malibu's coveted Carbon Beach. Enjoy a professional projection room. The unparalleled architecture brings a true balance and invitation to indoor/outdoor poolside living.

Price upon request  
 Represented by: Joyce Rey  
 Coldwell Banker Residential Brokerage  
 T. 310.291.6646 | joycerey.com



### PACIFIC PALISADES, CALIFORNIA

A private, soaring, contemporary architectural statement accented by remarkable attention to detail. Enjoy walls of glass amidst 1.15 acres of beautiful private gardens. Features include 30-foot ceilings, an open floor plan and ocean vistas. Just completed for an art collector's dream.

Price upon request  
 Represented by: Joyce Rey  
 Coldwell Banker Residential Brokerage  
 T. 310.291.6646 | joycerey.com



### LAKE SHERWOOD, CALIFORNIA

Timeless elegance and sheer luxury with a chic Metropolitan accent. Designed by famed architect Richard Landry, this newly remodeled, spectacular tennis court-view residence offers privacy and security. It is set on a 6.5-acre promontory in prestigious Sherwood Country Club.

Price upon request  
 Represented by: Joyce Rey  
 Coldwell Banker Residential Brokerage  
 T. 310.291.6646 | joycerey.com



### BEL AIR, CALIFORNIA

Sensational, walled, gated Bel Air lot for development with golf course and city light views. Proposed contemporary design for an approximately 15,000-square-foot residence. In the East Gate halfway between the Hotel Bel Air and Bel Air Country Club.

Price upon request  
 Represented by: Joyce Rey  
 Coldwell Banker Residential Brokerage  
 T. 310.291.6646 | joycerey.com



HILLSBOROUGH, CALIFORNIA

THE  
*Tobin Clark Estate*

*By Jessica Decina*





An iconic estate in Hillsborough, California, offers a chance to be a part of a rich history.



The Tobin Clark Estate, also known as the House on the Hill, holds many wonderful memories within its 35,000 square feet. From its original construction in the 1930s to a complete renovation in the 1990s, it has become one of the West Coast's most illustrious residences. Now on the market for \$29 million, the home awaits its newest chapter.

Commissioned by the bank heiress Celia Tobin Clark, the Hillsborough estate originally encompassed hundreds of acres. The home's current owner has lived there for "about 20 years," many of which were spent entertaining former presidents, kings, and other political dignitaries, says Joel Goodrich, who co-lists the estate with Dona Crowder, both with Coldwell Banker Residential Brokerage.

"[The estate's] history gives it a certain cache of provenance," says Goodrich. "It's the kind of home where people can do the kind of entertaining and hosting that's very important here — political fundraising, networking and social events. It's a property that lends itself well to that."

The current owner is no stranger to political involvement, affirms Eugene Anthony of Eugene Anthony Design Group, who led the redesign of the property in the early 1990s. Approximately \$20 million was spent during that renovation.

"Gerald Ford, Ronald Reagan and Margaret Thatcher are some of the people who have visited the estate," says Anthony, whose mission as a designer was to preserve the integrity of the original architect's vision. According to Anthony, "David Adler, the original architect, was entirely focused, at that time, on creating residences influenced by large European estates." In order to accommodate guests of honor, Anthony redesigned a private area of the home with an elegance reflective of accommodations at the White House. "A long corridor leads to what they refer to as the Presidential Suite," he says. "It is very much in the Washington style with a four-poster bed, adjacent sitting and changing rooms and private bath."

One of the home's most elegant rooms is the very spacious music room, which gives a sense of the home's prominence," says Crowder. The room boasts a piano at its center, and massive oil paintings depicting mythical images of musicians. "The music room has such a graceful charm, and it's quite grand. You really get a sense of being in a special place, a home that entertained a lot, a home that has been shared. It has that weight, that solemnity," she says. The famed estate's legacy remains indelible. Even for today's standards, Anthony says, "The Tobin Clark Estate is absolutely exquisite. Once you enter through those gates and open the front door you are in awe. It makes you appreciate great architecture, not good architecture — great architecture." ♦

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Hillsborough, California  
12 bedrooms, 15 baths  
\$29,000,000

Represented by:  
Joel Goodrich: T. 415.308.8184 | joelgoodrich.com  
Dona Crowder: T. 415.229.1399 | donacrowder.com  
dona@donacrowder.com  
Coldwell Banker Residential Brokerage





## HILLSBOROUGH, CALIFORNIA

The Tobin Clark Mansion, designed by David Adler, is located in the exclusive community of Hillsborough, between the booming technology and financial centers of Silicon Valley and San Francisco. The 6±-acre estate features a grand terrace, expansive lawns, formal gardens, a pool and a guesthouse. Amenities include 2 master suites, a VIP suite, music room, library, reception hall, formal dining room, antique floors and paneling, and media and exercise rooms. [www.UltraLuxuryEstate.com](http://www.UltraLuxuryEstate.com)

12 bedrooms, 14 baths | \$29,000,000

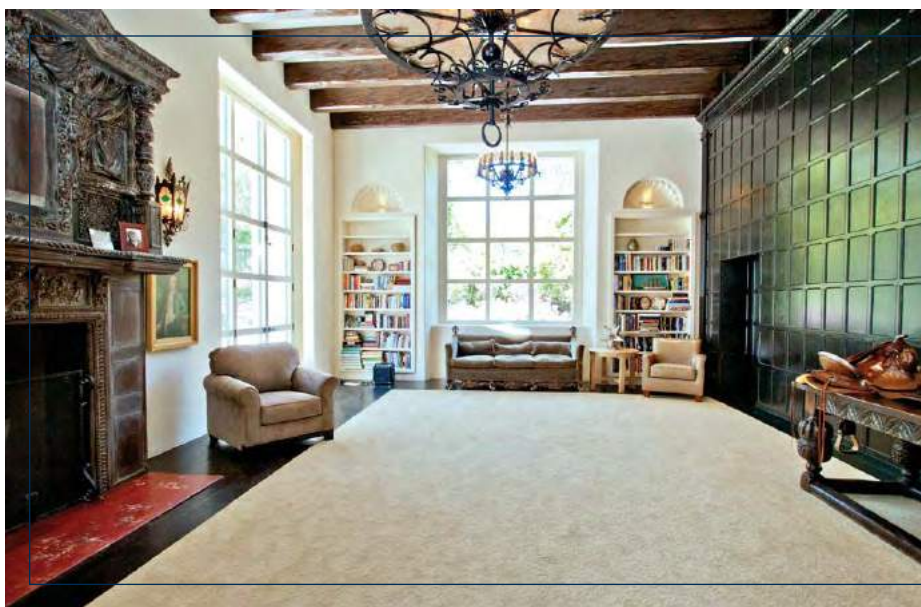
Represented by: Dona Crowder & Joel Goodrich | Coldwell Banker Residential Brokerage | T. 415.229.1399 | T. 415.308.8184 | [donacrowder.com](http://donacrowder.com) | [joelgoodrich.com](http://joelgoodrich.com)



## CARMEL HIGHLANDS, CALIFORNIA

Here, overlooking Wildcat Cove with its crashing surf and the Pacific horizon as a backdrop, waits a truly stunning home with guesthouse, all under a copper roof and expansive ocean-view windows. From the massive terrace, watch the spectacular sunsets usher in each night as a single thought fills your mind — if ever there was a dream, I'm living it.

4 bedrooms, 4 full and 1 half baths | \$7,800,000  
 Represented by: Tim Allen  
 Coldwell Banker Residential Brokerage  
 T. 831.214.1990 | timallenproperties.com



## PEBBLE BEACH, CALIFORNIA

Renovated to bring forth former grandeur, yet enhanced with all the modern amenities one comes to expect, this home, on more than 2.5 acres, features a dramatic great hall and architectural details and historical treasures throughout. All of this elegance and modern luxury is just an easy stroll to the Lodge at Pebble Beach. Come and discover elegance and romance restored.

5 bedrooms, 4 full and 1 half baths | \$7,495,000  
 Represented by: Tim Allen  
 Coldwell Banker Residential Brokerage  
 T. 831.214.1990 | timallenproperties.com



## PACIFIC GROVE, CALIFORNIA

Meticulously constructed for the current owners, this Pacific Grove home offers approximately 3,960 square feet with a 2-car garage, formal dining room and an ocean-view office/family room. All rooms are accented with antique light fixtures and deftly created artisan handwork throughout. An example of a dream-come-true, it is the manifestation of a passion for perfection.

3 bedrooms, 2 full and 2 half baths | \$2,950,000  
 Represented by: Tim Allen  
 Coldwell Banker Residential Brokerage  
 T. 831.214.1990 | timallenproperties.com





## PORTOLA VALLEY, CALIFORNIA

This visually stunning, approximately 5,150-square-foot, Tobin Dougherty-designed modern home sits atop a peaceful knoll on just over 1.5 acres. Located near the center of town, the home is a must-see showcase of indoor/outdoor design features, which include an eat-in gourmet kitchen opening to a pool and expansive hill views. Unique iPad-based system controls lighting, climate and music throughout, along with a state-of-the-art theater.

3 bedrooms, 3 full and 1 half baths | Price upon request

Represented by: Helen & Brad Miller | Coldwell Banker Residential Brokerage | T. 650.400.1317 | [helenhuntermiller@gmail.com](mailto:helenhuntermiller@gmail.com) | [helenandbradhomes.com](http://helenandbradhomes.com)





## SAN FRANCISCO, CALIFORNIA

This incredible and unique home is perched on the cliffs overlooking the Pacific Ocean. All 4 levels take advantage of the views, spanning the Marin Headlands to the Golden Gate Bridge and beyond. It features a media room, library, home offices, a gym and more. There is an elevator to every level and a large garage. It has been renovated and remodeled to perfection, and designed with every attention to detail.

7 bedrooms, 5 full and 2 half baths | Price upon request

Represented by: David Bellings | Coldwell Banker Residential Brokerage | T. 415.447.1600 | david@davidbellings.com | davidbellings.com





## SILICON VALLEY ESTATE / ATHERTON, CALIFORNIA

Imagine an enchanted retreat, where sun-drenched land and bubbling fountains are reminiscent of a bygone era. Completing the lavish estate are the masterfully crafted Italianate villa, impressive guesthouse and resort-quality amenities, featuring a tennis court and pool. Wander the stunning gardens. Situated on approximately 2.5 level acres in Atherton, Silicon Valley's crown jewel, this world-class retreat is truly without equal. [www.AthertonBellaSera.com](http://www.AthertonBellaSera.com).

Price upon request

Represented by: Ellen Barton | Coldwell Banker Residential Brokerage | T. 650.917.7989 | [ebarton@cbtnorcal.com](mailto:ebarton@cbtnorcal.com) | [ellenbarton.com](http://ellenbarton.com)





## SAN FRANCISCO, CALIFORNIA

Built in 1892 on Buena Vista Park, this quintessential Victorian mansion features grand scale and period detail with innovative design. Enjoy modern luxury in this 22-room home on 4 floors, with high ceilings, and breathtaking views. This masterpiece offers 2 gourmet kitchens, spacious entertaining areas, a home theater and library. It includes terraces, a 4,000-bottle wine room, gym with sauna and master suite with spa. [www.21BuenaVista.com](http://www.21BuenaVista.com).

6 bedrooms, 6 baths | \$5,900,000

Represented by: Frank Castaldini | Coldwell Banker Residential Brokerage | T. 415.846.1899 | [frank@frankcastaldini.com](mailto:frank@frankcastaldini.com) | [frankcastaldini.com](http://frankcastaldini.com)





### EL DORADO HILLS, CALIFORNIA

Experience Old World charm and luxury in this beautiful masterpiece in the hills of the Serrano Country Club. This captivating property was designed by architect Mark Gomm and finished meticulously to create this authentic Tuscan-style country home. Features include 5 fireplaces, Venetian plaster and glazed walls, Italian tiles and dramatic 17-foot ceilings with open truss. It has attached guest quarters and a resort-style yard, and adjoins the golf course.

5 bedrooms, 5 full and 2 half baths | \$1,975,000

Represented by: Patricia Seide | Coldwell Banker Residential Brokerage | T. 916.712.1617 | patricia.seide@cbtnorcal.com | patseide.com



### EL DORADO HILLS, CALIFORNIA

This stunning, meticulously finished Mediterranean-style home in the exclusive, gated community of Serrano offers dramatic hickory floors, striking granite, a true chef's kitchen, spacious family room, bonus room, theater with 100-inch screen, 850-bottle wine room and exceptional master retreat. All guest rooms are private suites. The resort-style backyard includes a saltwater pool and spa, descending waterfall and firewall, and a fabulous outdoor kitchen.

5 bedrooms, 6 full and 1 half baths | \$1,450,000

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### NAPA, CALIFORNIA

Cedar Gables is a 10,000-square-foot, Shakespearean-style, bed-and-breakfast mansion. Cedar Gables was designed by famed architect Ernest Coxhead. It is known for an elegant dining room with hand-cut lead crystal chandeliers, an Old English tavern with fireplace, period details and a state-of-the-art kitchen. It offers 9 uniquely decorated guest rooms with beautiful antiques.

9 bedrooms, 10 baths | \$3,750,000  
 Represented by: Carolyn Roberts | Coldwell Banker Brokers of the Valley  
 T. 707.258.5248 | carolynroberts.com

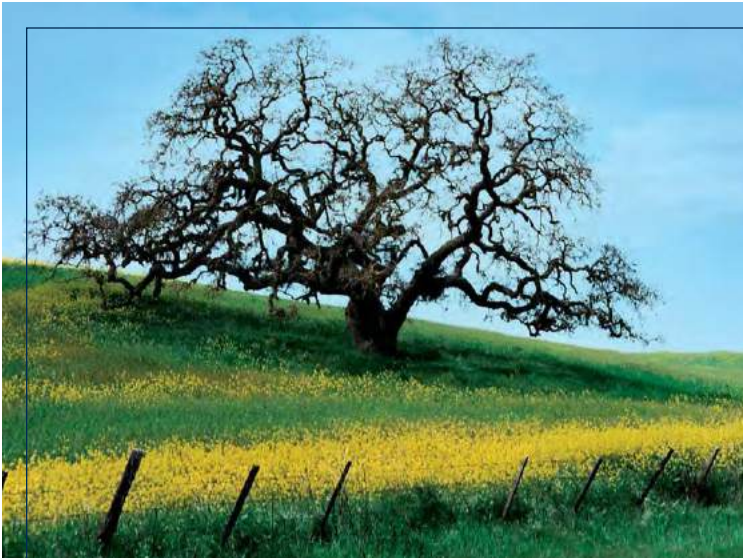


### NAPA, CALIFORNIA

Awaken to a glorious sunrise in the heart of the Wine Country. This incredible single-level home boasts the great room concept with the kitchen and living area opening to the expansive outdoor entertainment terrace, surrounding the sparkling pool and overlooking the vineyards beyond. An amazing master suite, guesthouse and barn are all tucked away on this perfectly sited 3 acres.

4 bedrooms, 4 baths | \$1,950,000  
 Represented by: Carolyn Roberts | Coldwell Banker Brokers of the Valley  
 T. 707.258.5248 | carolynroberts.com





**HOLLISTER, CALIFORNIA**

EL RANCHO ESCONDIDO is 1,200 acres of Central California ranch, within 50 minutes of Carmel and San Jose. Huge potential and great income just minutes from town.

\$11,888,888  
 Represented by: Page Welton  
 Coldwell Banker Residential Brokerage  
 T. 408.776.7153 | pagewelton.com



**HOLLISTER, CALIFORNIA**

THE BOURDET RANCH is 1,530 acres of working cattle ranch, just 40 minutes to San Jose or Carmel. It can be sold in 3 separate pieces or as a whole diversified ranch.

\$7,641,000  
 Represented by: Page Welton  
 Coldwell Banker Residential Brokerage  
 T. 408.776.7153 | pagewelton.com



**GILROY, CALIFORNIA**

THE "FARAWAY" RETREAT is on 47 acres. It has a 5,000-square-foot home, a 2,000-square-foot recreation hall, pool, spa, tennis court and beautiful redwoods with timber income.

4 bedrooms, 4 full and 1 half baths | \$1,749,000  
 Represented by: Page Welton  
 Coldwell Banker Residential Brokerage  
 T. 408.776.7153 | pagewelton.com



**GILROY, CALIFORNIA**

THE SOUTH BLUFF ESTATE — This 5-year-old, Santa Barbara-style, 5,000-square-foot, single-level home and the 850-square-foot-pool/guesthouse offer exceptional views from 52 acres.

4 bedrooms, 4 full and 1 half baths | \$1,599,995  
 Represented by: Page Welton  
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Northrop & Johnson was founded in 1949 with a first office serving New York's Long Island Sound Yachting Community and quickly became known for its tradition of honesty and integrity. Today, Northrop & Johnson is one of the world's oldest and most respected full-service brokerage houses offering sales, new construction, charter, charter management, yacht management and crewing.

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